HOUSING MARKET INFORMATION

HOUSING NOW
Vancouver and Abbotsford CMAs

CANADA MORTGAGE AND HOUSING CORPORATION

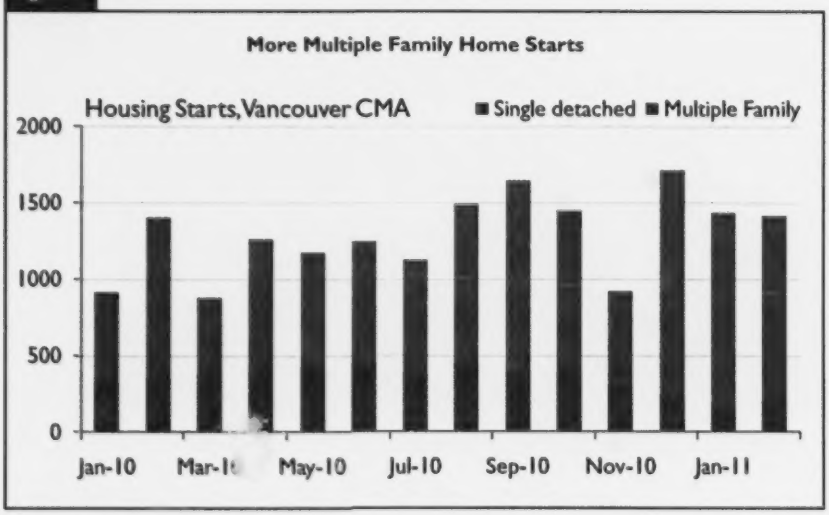
Date Released: March 2011

Vancouver CMA

Housing starts totalled 1,414 across the Vancouver Census Metropolitan Area (CMA) for the month of February, a slight increase from the same month a year ago.

Multiple family housing units dominated new home construction activity in the Vancouver CMA. Apartments, townhouses, and semi-detached homes made up more than 85 per cent of all housing starts in February. Most of these starts were in Richmond, Coquitlam, and Surrey. The higher concentration of new homes in these areas can be linked to their easy access to major transportation routes and public transit. They are also areas where home prices are typically less expensive than those found within the urban core, specifically the City of Vancouver.

Figure 1



Source: CMHC

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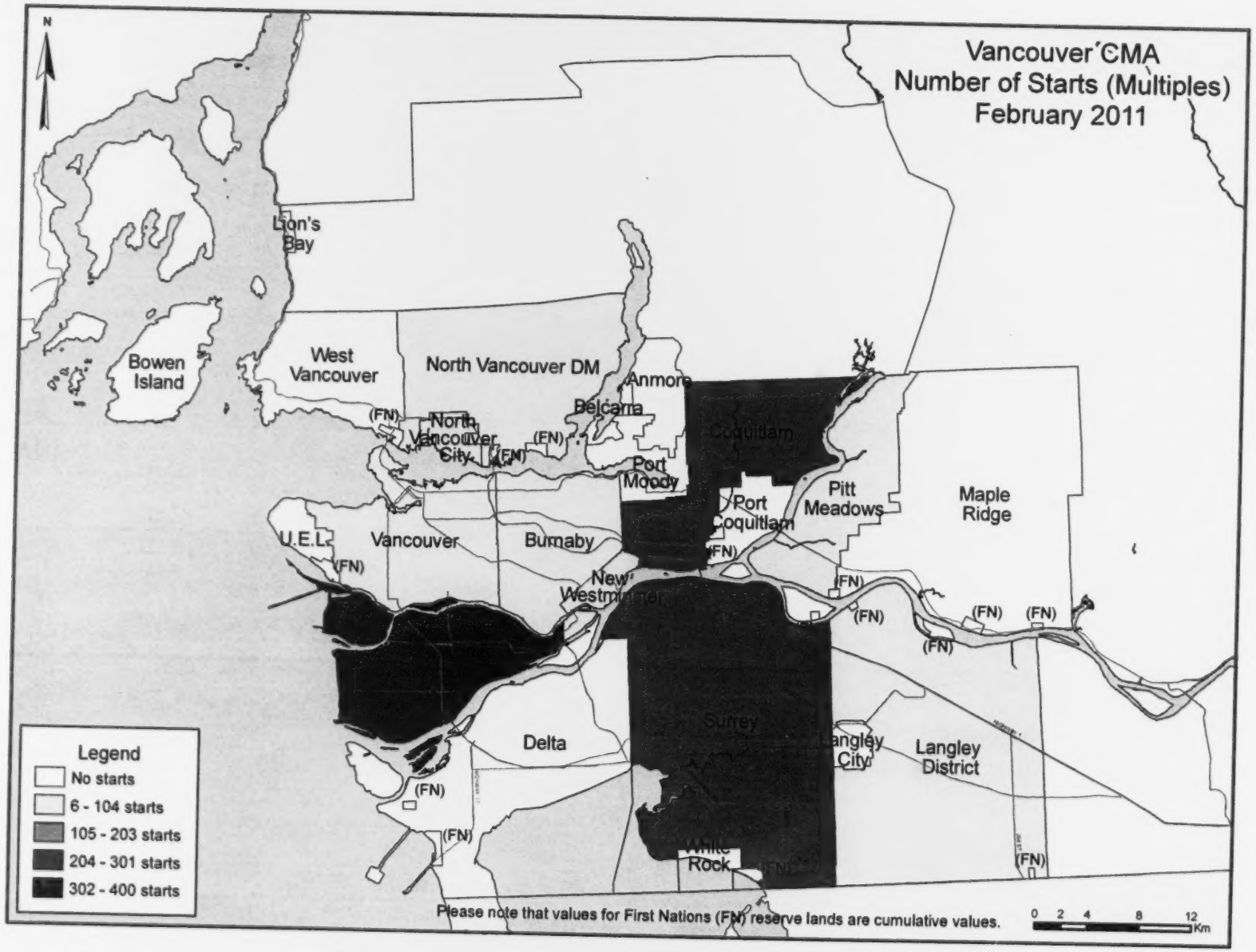
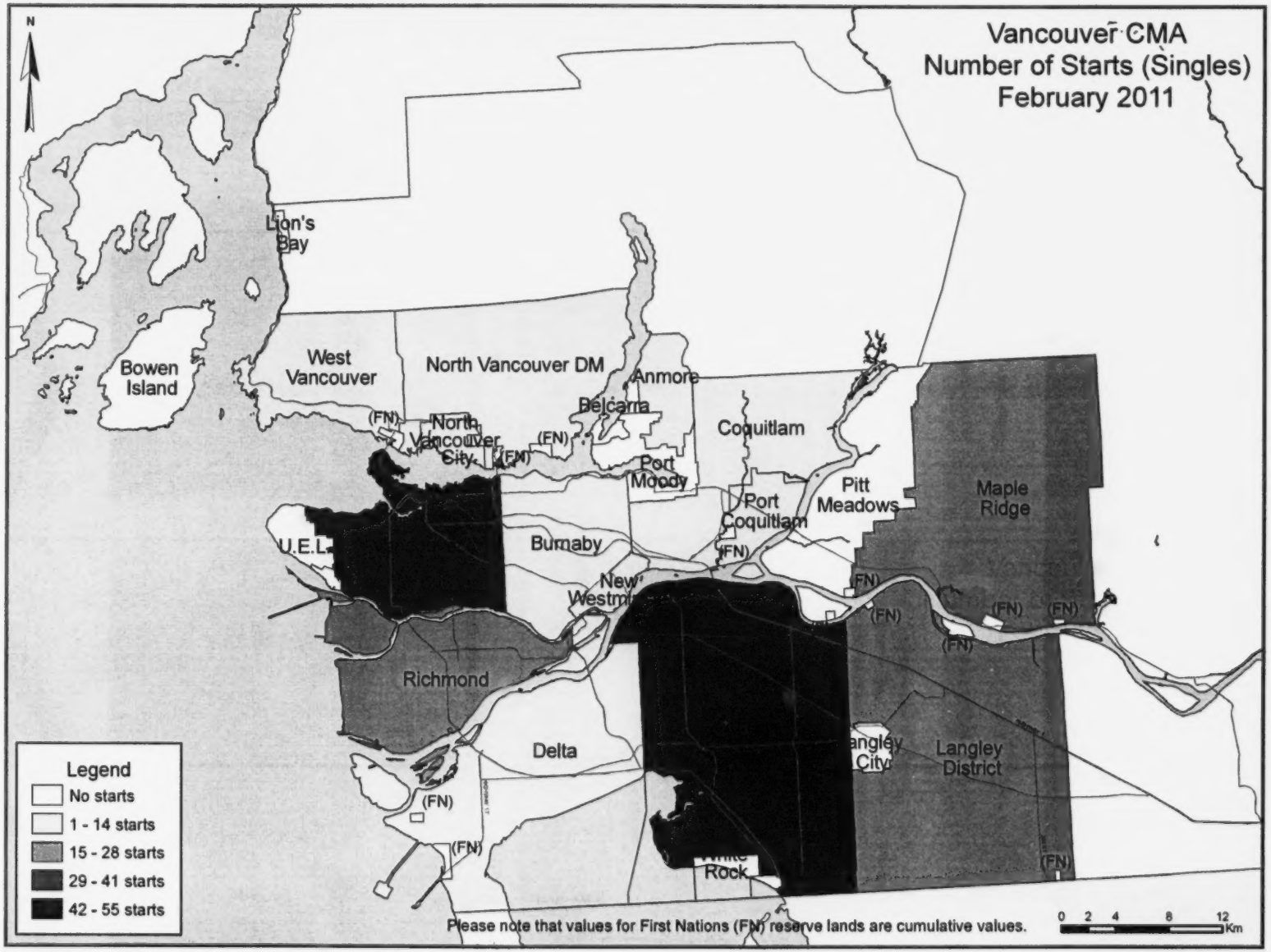
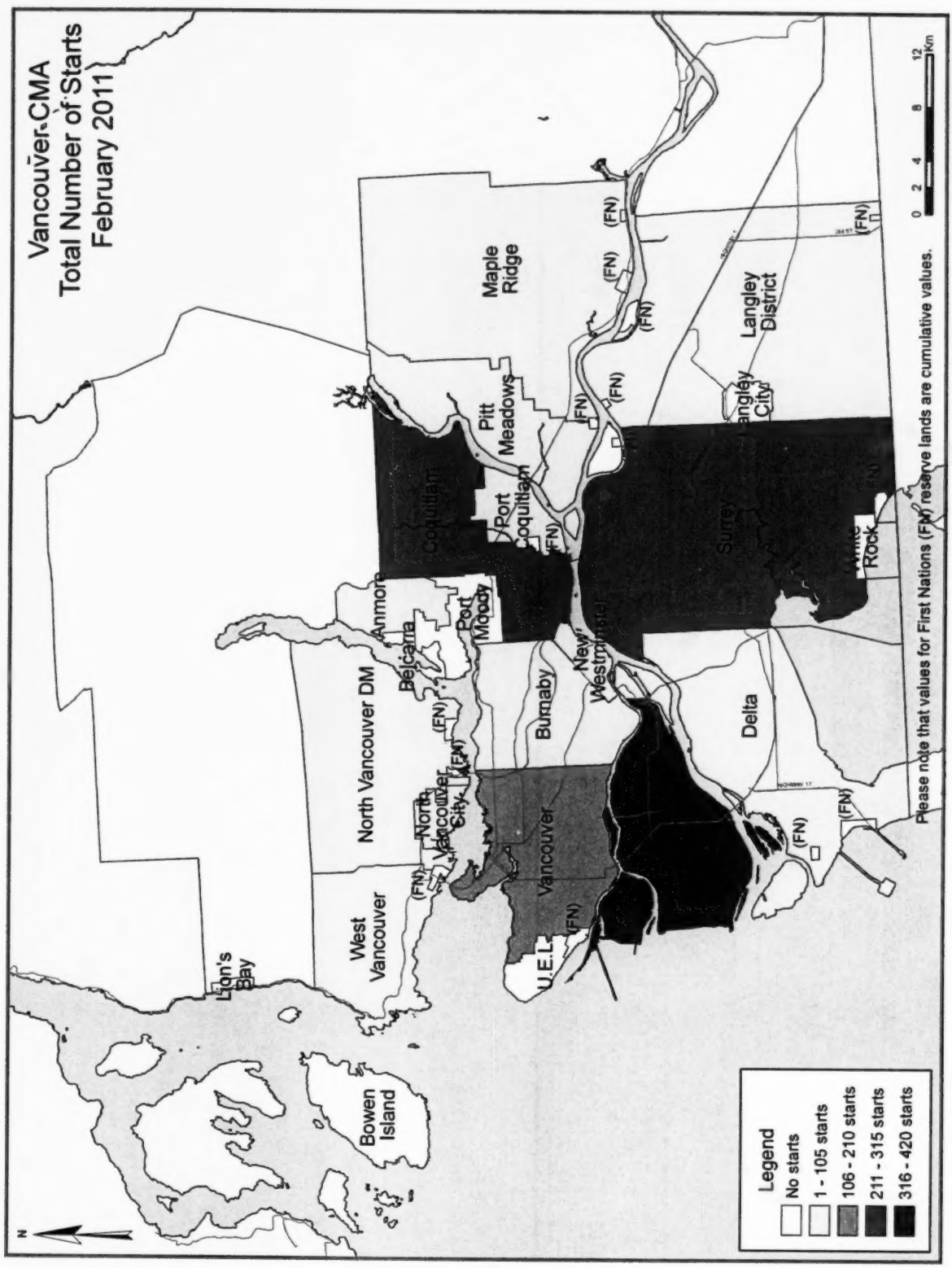
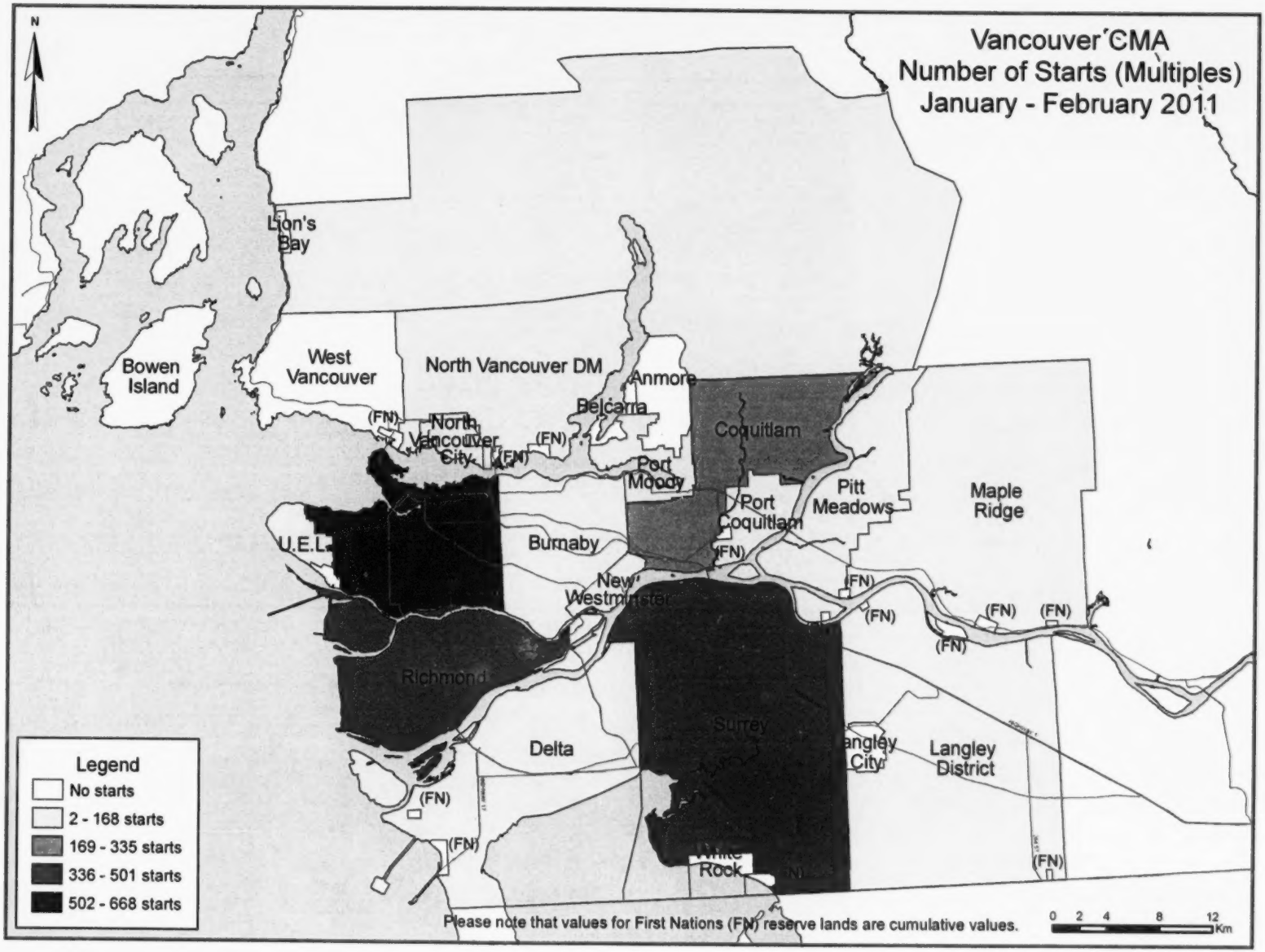
The inventory of completed and unabsorbed new homes in the Vancouver CMA moved lower in February on a seasonally adjusted basis. While inventory levels declined from month-earlier levels for all home types, apartment condominiums were the most popular with new home purchasers. Strong demand for apartment condominiums resulted in 665 absorptions (sales of new units) during the month, surpassing the number of units completed.

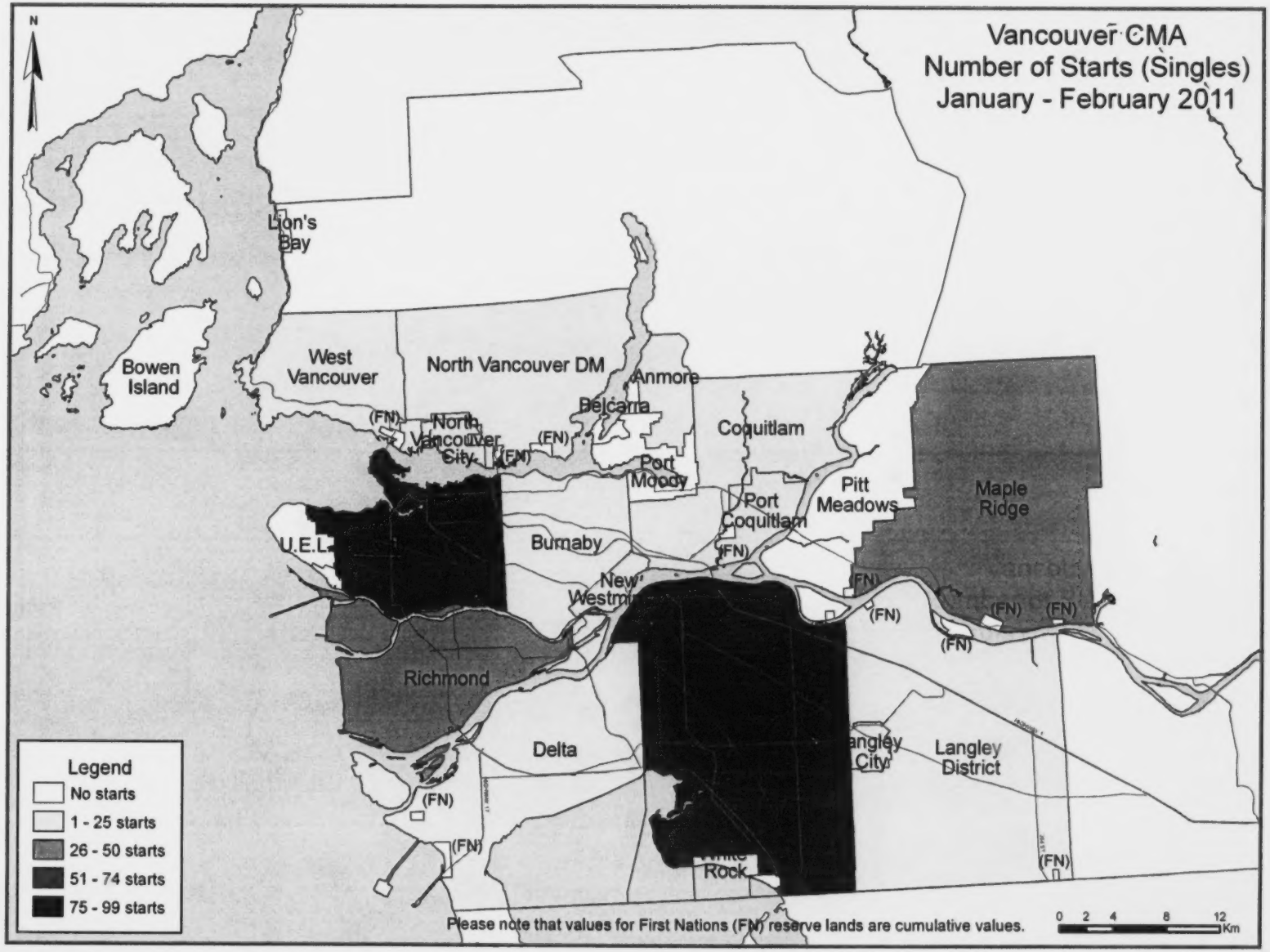
The Abbotsford CMA had 25 housing starts in February, down slightly from 37 starts recorded during the same month a year ago. There were almost an equal number of single family and multi-family housing starts.

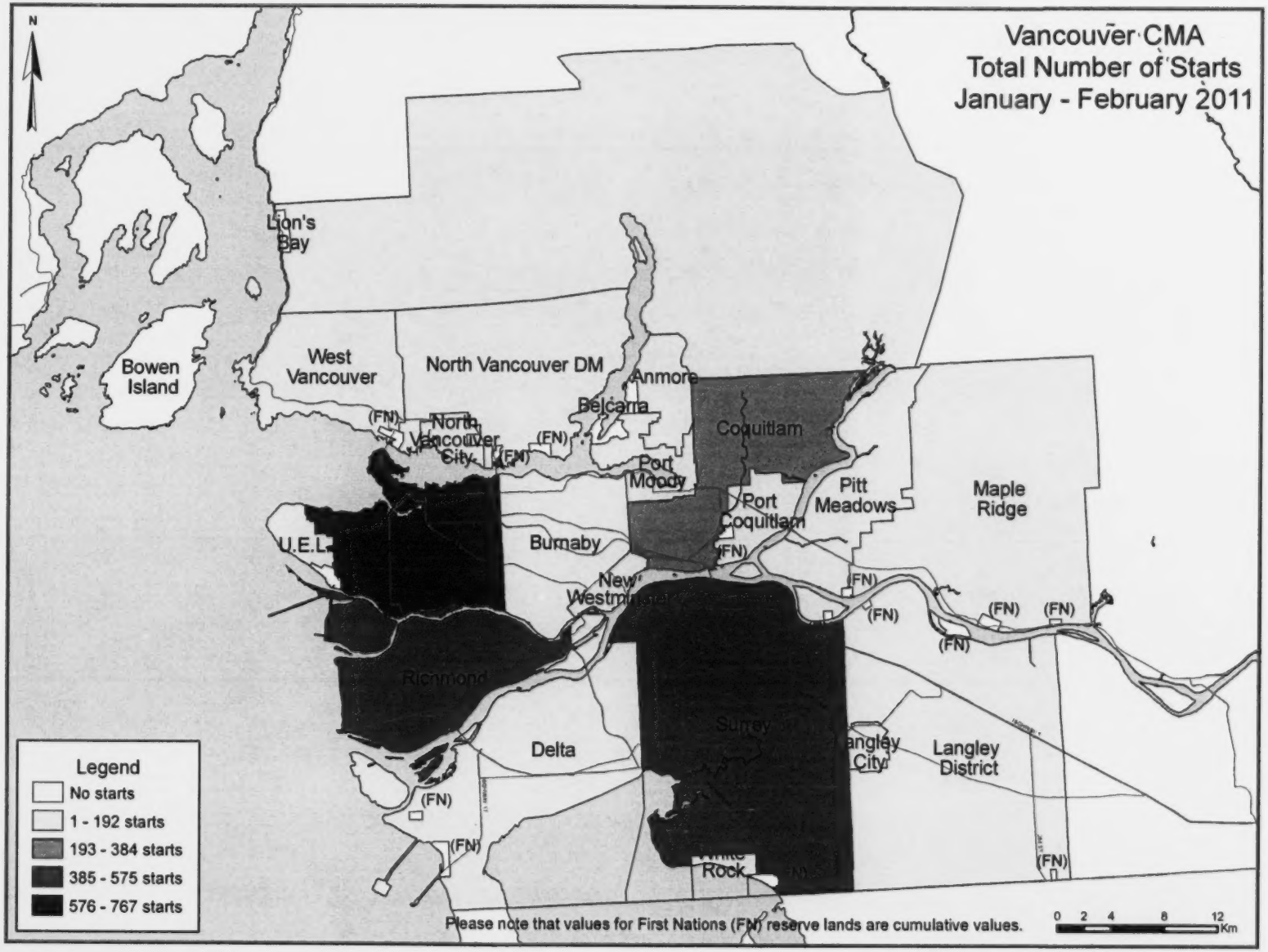

Vancouver CMA
Number of Starts (Multiples)
February 2011
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Surrey
Delta
Langley City
Langley District
White Rock
(FN)
Legend
No starts
6 - 104 starts
105 - 203 starts
204 - 301 starts
302 - 400 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12
Km

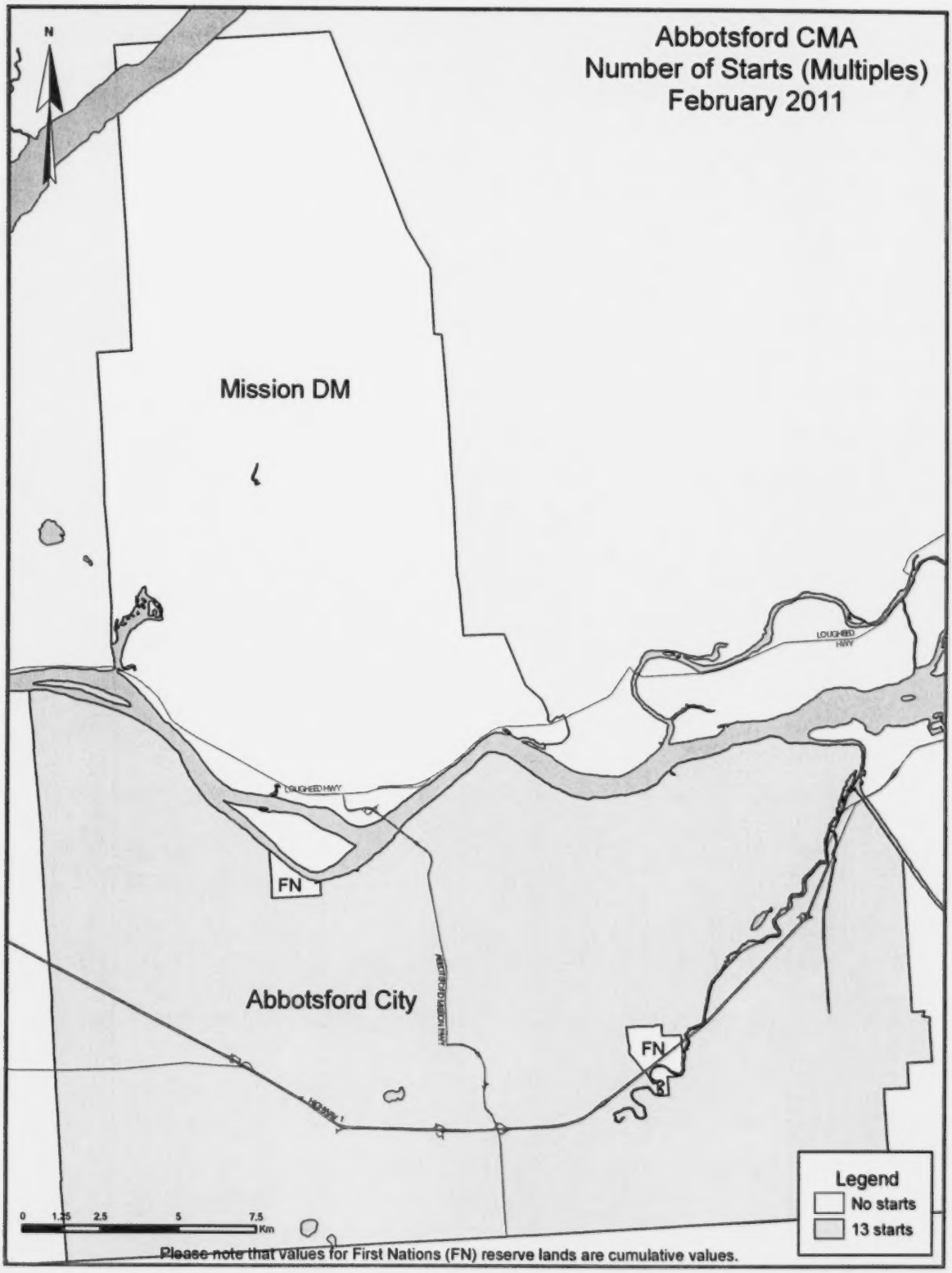

Vancouver CMA
Number of Starts (Singles)
February 2011
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westm
Richmond
Delta
Langley City
Langley District
White Rock
(FN)
Legend
No starts
1 - 14 starts
15 - 28 starts
29 - 41 starts
42 - 55 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12 Km

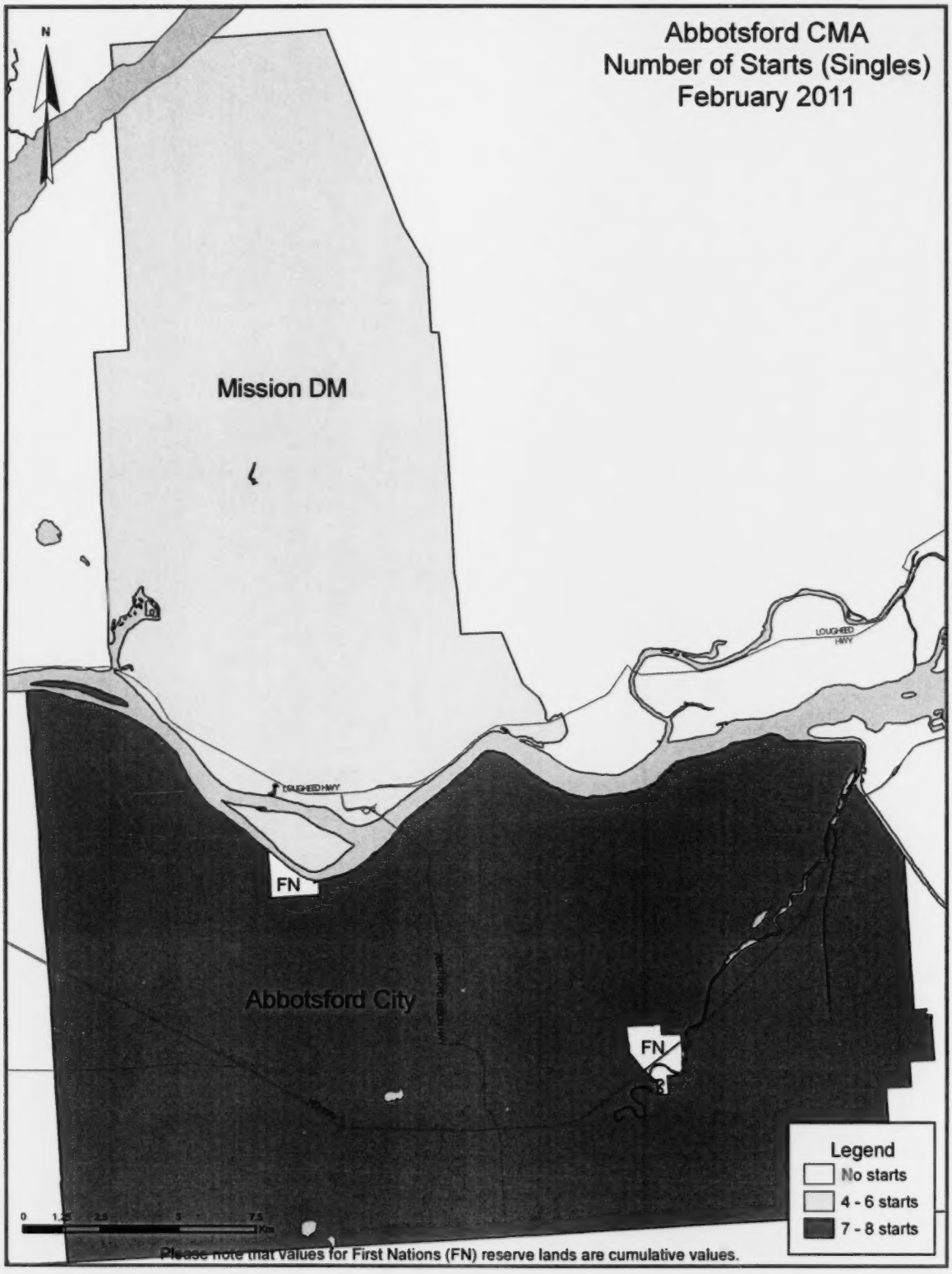

Vancouver CMA
Total Number of Starts
February 2011
Legend
No starts
1 - 105 starts
106 - 210 starts
211 - 315 starts
316 - 420 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12 Km
N
Maple Ridge
Pitt Meadows
Coquitlam
Port Coquitlam
Port Moody
Anmore
Belcarra
North Vancouver DM
North Vancouver City
West Vancouver
Lion's Bay
Bowen Island
Vancouver
U.E.L.
Burnaby
New Westminster
Surrey
White Rock
Delta
Langley District
Langley City
(FN)

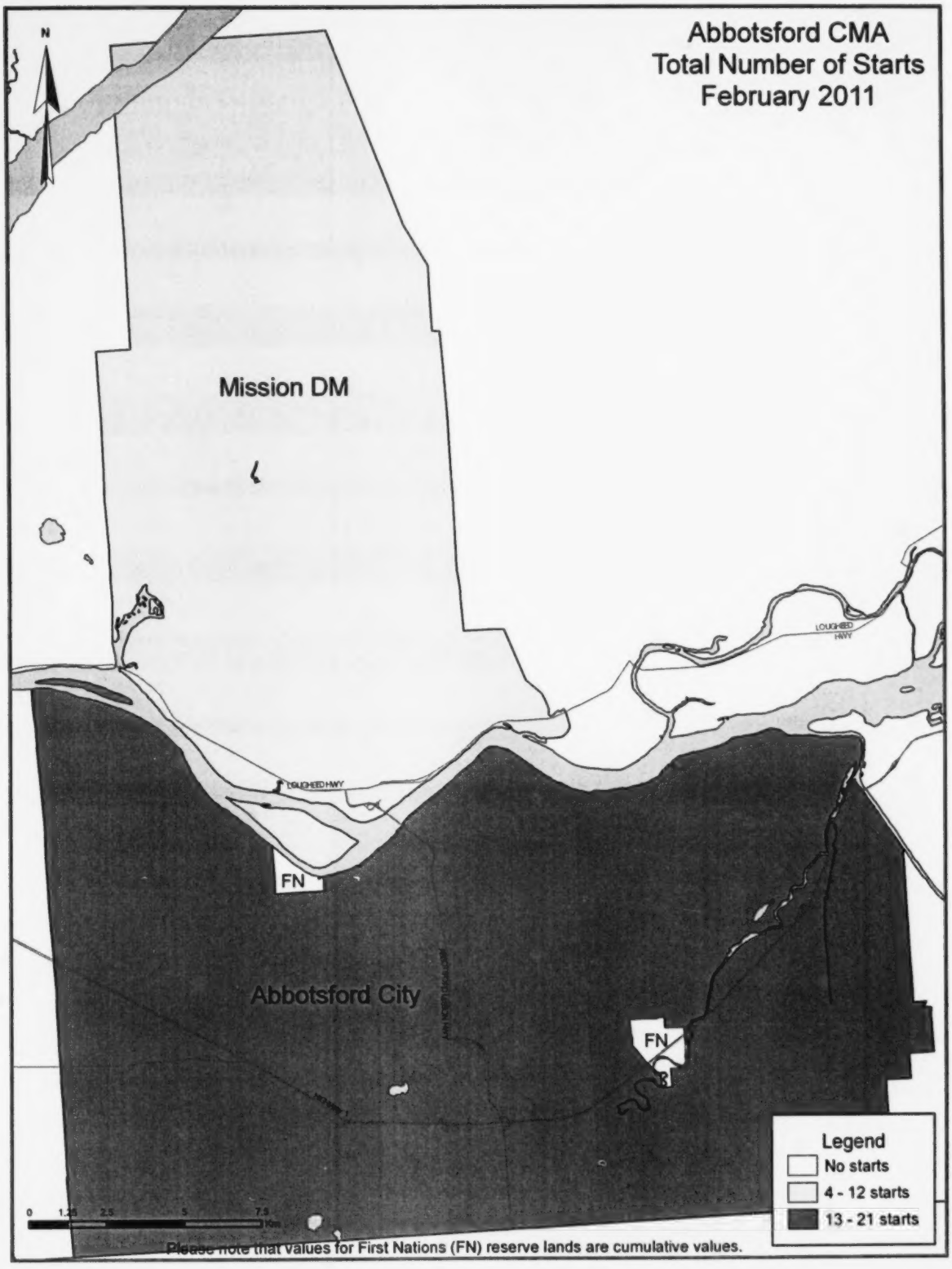

Vancouver CMA
Number of Starts (Multiples)
January - February 2011
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Richmond
Surrey
Delta
Langley City
Langley District
White Rock
(FN)
Legend
No starts
2 - 168 starts
169 - 335 starts
336 - 501 starts
502 - 668 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12
Km

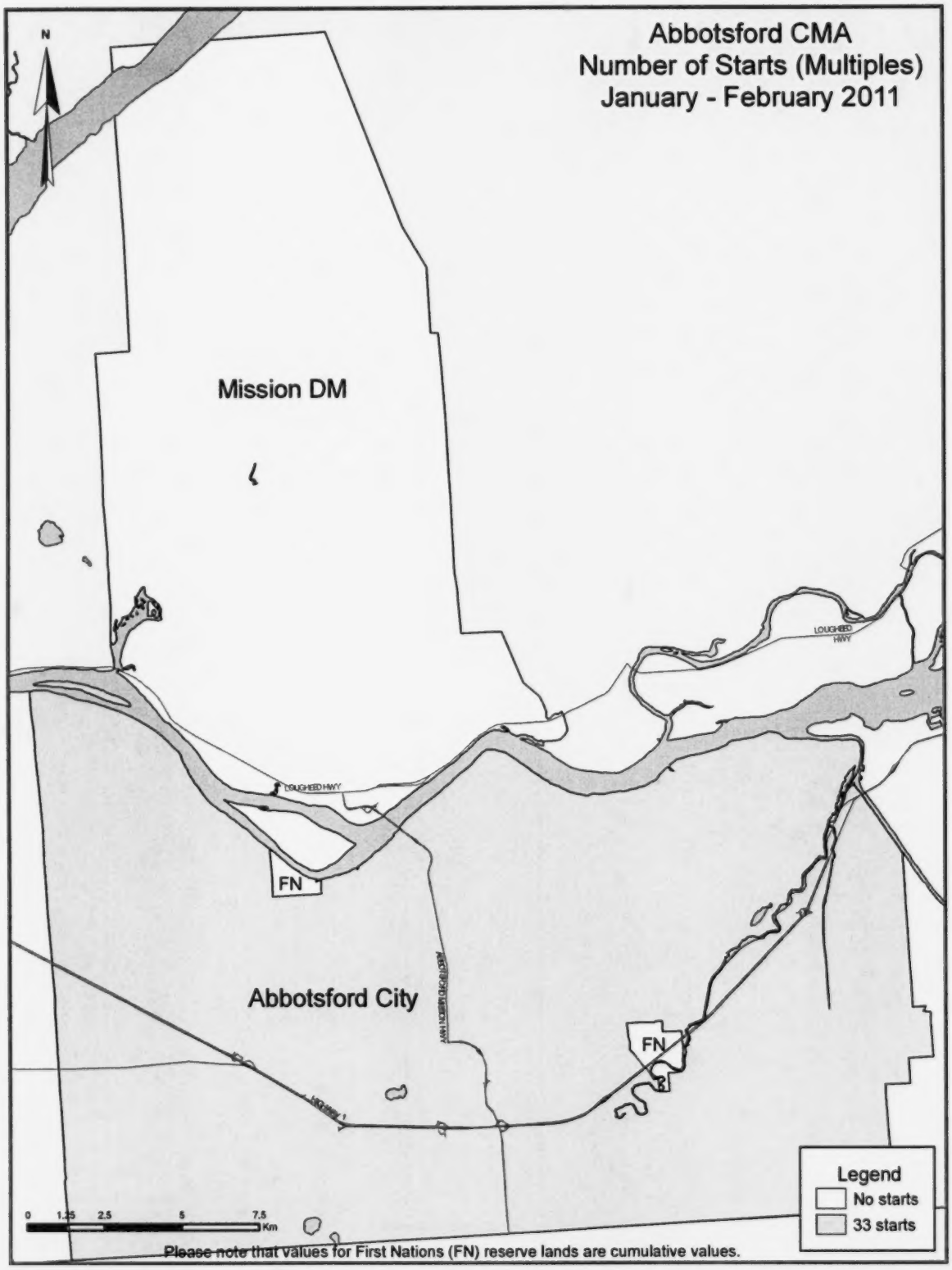

Vancouver CMA
Number of Starts (Singles)
January - February 2011
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westm
Richmond
Delta
Langley City
Langley District
White Rock
(FN)
Legend
No starts
1 - 25 starts
26 - 50 starts
51 - 74 starts
75 - 99 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12 Km

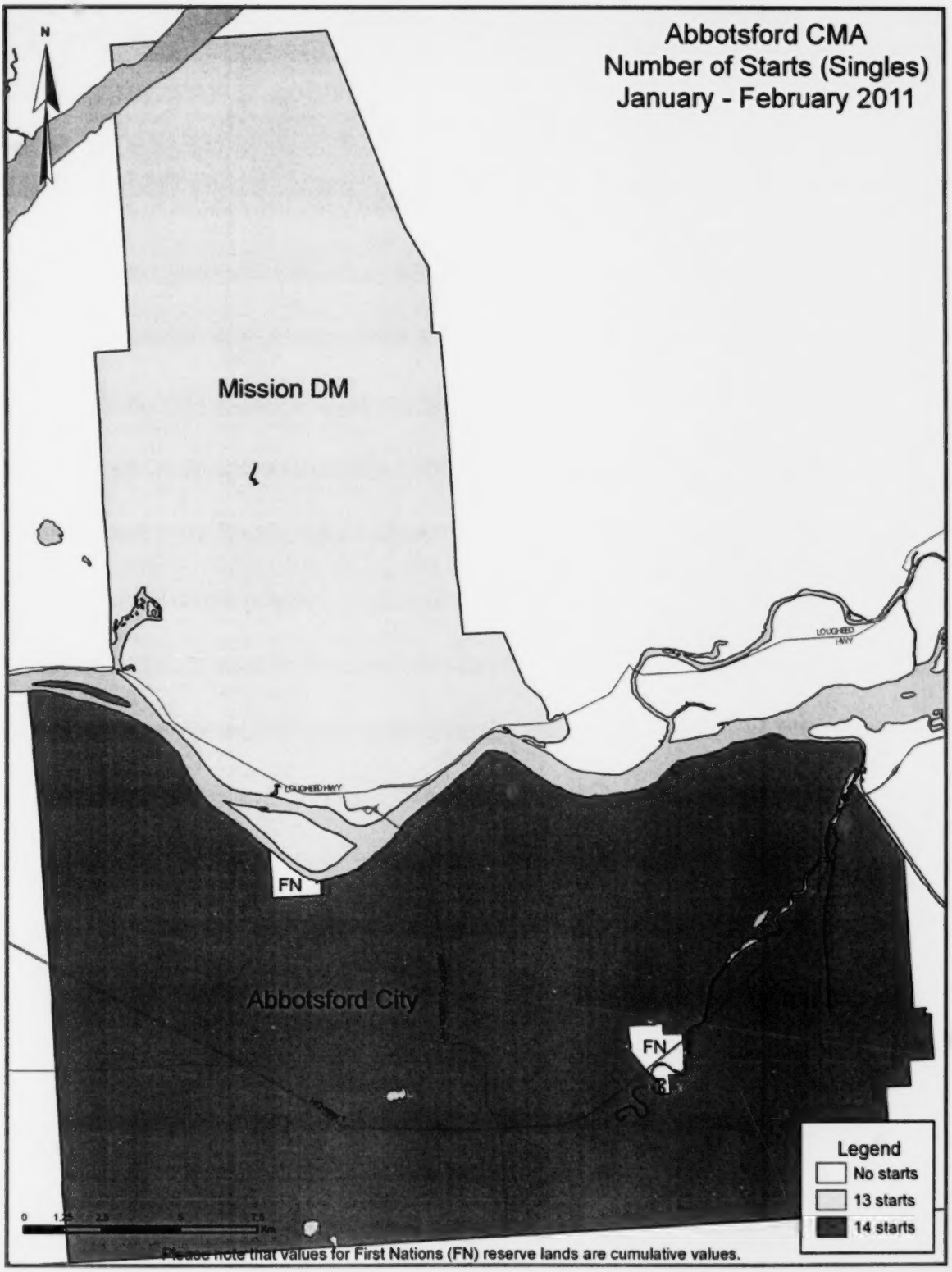

Vancouver CMA
Total Number of Starts
January - February 2011
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Richmond
Surrey
Delta
Langley City
Langley District
White Rock
(FN)
Legend
No starts
1 - 192 starts
193 - 384 starts
385 - 575 starts
576 - 767 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.
0 2 4 8 12 Km

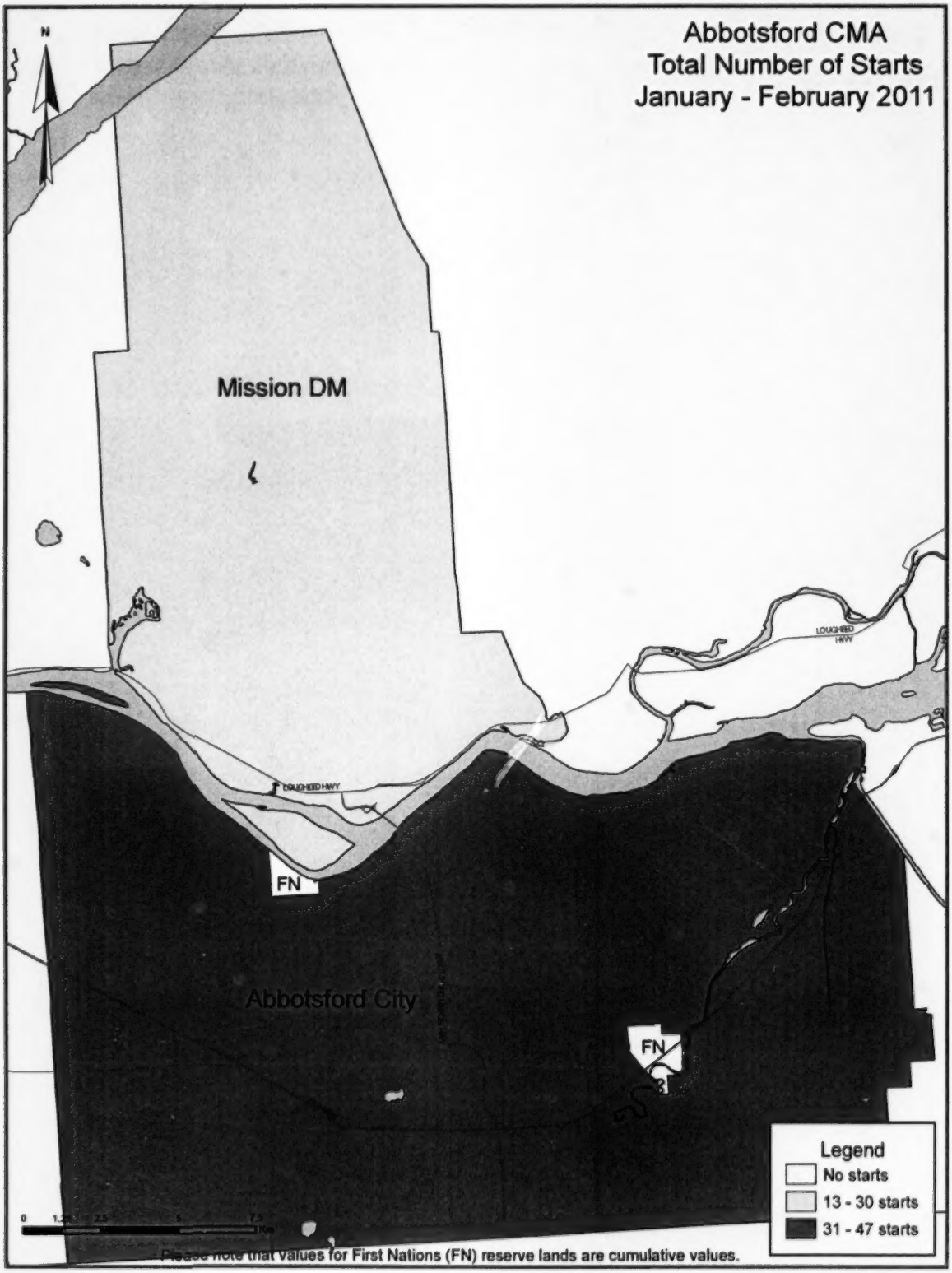

Abbotsford CMA
Number of Starts (Multiples)
February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
ABBOTSFORD-MISSION HWY
FN
HIGHWAY 1
0 1.25 2.5 5 7.5 Km
Legend
No starts
13 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.


Abbotsford CMA
Number of Starts (Singles)
February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
FN
Legend
No starts
4 - 6 starts
7 - 8 starts
0
Km
Please note that values for First Nations (FN) reserve lands are cumulative values.


Abbotsford CMA
Total Number of Starts
February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
FN
Legend
No starts
4 - 12 starts
13 - 21 starts
0
1.25
2.5
5
7.5
Km
Please note that values for First Nations (FN) reserve lands are cumulative values.


Abbotsford CMA
Number of Starts (Multiples)
January - February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
FN
0 1.25 2.5 5 7.5
Km
Legend
No starts
33 starts
Please note that values for First Nations (FN) reserve lands are cumulative values.


Abbotsford CMA
Number of Starts (Singles)
January - February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
FN
Legend
No starts
13 starts
14 starts
0
Km
Please note that values for First Nations (FN) reserve lands are cumulative values.


Abbotsford CMA
Total Number of Starts
January - February 2011
N
Mission DM
LOUGHEED HWY
LOUGHEED HWY
FN
Abbotsford City
FN
Legend
No starts
13 - 30 starts
31 - 47 starts
0
Please note that values for First Nations (FN) reserve lands are cumulative values.

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of CMA
2	Starts by Submarket and by Dwelling Type – Current Month or Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Month or Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
6	Economic Indicators

Available in SELECTED Reports:

1.1	Housing Activity Summary by Submarket
1.2	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Month or Quarter
2.5	Starts by Submarket and by Intended Market – Year-to-Date
3.2	Completions by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
3.3	Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
3.4	Completions by Submarket and by Intended Market – Current Month or Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date
4.1	Average Price ($) of Absorbed Single-Detached Units

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Vancouver CMA February 2011									
	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
February 2011	178	20	102	2	265	609	23	215	1,414
February 2010	348	26	86	0	160	526	4	252	1,402
% Change	-48.9	-23.1	18.6	n/a	65.6	15.8	**	-14.7	0.9
Year-to-date 2011	337	48	184	3	539	1,335	43	361	2,850
Year-to-date 2010	670	52	282	1	293	675	9	337	2,319
% Change	-49.7	-7.7	-34.8	200.0	84.0	97.8	**	7.1	22.9
UNDER CONSTRUCTION									
February 2011	2,958	206	1,120	19	2,133	9,273	190	1,099	16,998
February 2010	2,870	218	903	21	1,938	8,561	18	776	15,305
% Change	3.1	-5.5	24.0	-9.5	10.1	8.3	**	41.6	11.1
COMPLETIONS									
February 2011	242	14	47	4	81	300	11	113	812
February 2010	271	8	50	2	184	570	0	20	1,105
% Change	-10.7	75.0	-6.0	100.0	-56.0	-47.4	n/a	**	-26.5
Year-to-date 2011	507	34	137	14	272	579	21	175	1,739
Year-to-date 2010	512	24	88	7	336	2,956	1	214	4,138
% Change	-1.0	41.7	55.7	100.0	-19.0	-80.4	**	-18.2	-58.0
COMPLETED & NOT ABSORBED									
February 2011	726	84	152	6	430	1,648	7	180	3,233
February 2010	515	52	81	3	223	1,671	0	23	2,568
% Change	41.0	61.5	87.7	100.0	92.8	-1.4	n/a	**	25.9
ABSORBED									
February 2011	288	25	43	14	109	655	5	7	1,146
February 2010	304	12	54	2	208	399	0	21	1,000
% Change	-5.3	108.3	-20.4	**	-47.6	64.2	n/a	-66.7	14.6
Year-to-date 2011	531	44	123	14	252	973	15	38	1,990
Year-to-date 2010	555	37	90	7	384	1,993	1	35	3,102
% Change	-4.3	18.9	36.7	100.0	-34.4	-51.2	**	8.6	-35.8

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Burnaby									
February 2011	11	6	0	0	16	0	0	0	33
February 2010	25	8	0	0	0	0	0	0	33
Delta									
February 2011	3	0	0	0	0	0	0	0	3
February 2010	18	2	0	0	0	0	0	0	20
Langley									
February 2011	10	0	22	0	5	0	5	0	42
February 2010	13	0	26	0	19	0	0	0	58
Maple Ridge / Pitt Meadows									
February 2011	25	0	0	0	0	0	0	71	96
February 2010	24	0	0	0	0	0	1	0	25
New Westminster									
February 2011	7	0	0	0	5	30	0	0	42
February 2010	8	0	0	0	0	0	0	0	8
North Vancouver									
February 2011	4	2	10	0	0	60	0	0	76
February 2010	1	4	0	0	0	0	0	0	5
Richmond									
February 2011	16	4	12	1	108	132	3	144	420
February 2010	22	0	28	0	18	125	0	0	193
Surrey									
February 2011	52	0	0	1	97	144	2	0	296
February 2010	174	0	8	0	97	0	0	20	299
Tri-Cities									
February 2011	5	4	16	0	14	234	0	0	273
February 2010	26	0	14	0	20	75	0	0	135
University Endowment Lands									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Vancouver City									
February 2011	36	4	42	0	20	9	13	0	124
February 2010	28	12	8	0	6	326	3	232	615
West Vancouver									
February 2011	7	0	0	0	0	0	0	0	7
February 2010	9	0	0	0	0	0	0	0	9
White Rock									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	2	0	0	0	0	0	2
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Vancouver CMA									
February 2011	178	20	102	2	265	609	23	215	1,414
February 2010	348	26	86	0	160	526	4	252	1,402

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
UNDER CONSTRUCTION									
Burnaby									
February 2011	205	60	0	0	132	1,181	0	0	1,578
February 2010	126	70	0	0	73	1,004	5	0	1,278
Delta									
February 2011	91	2	4	0	60	111	3	2	273
February 2010	85	2	0	0	58	51	0	5	201
Langley									
February 2011	152	2	122	0	242	275	5	0	798
February 2010	145	4	146	0	169	62	0	0	526
Maple Ridge / Pitt Meadows									
February 2011	133	0	0	0	142	0	1	71	347
February 2010	166	0	0	1	121	165	1	2	456
New Westminster									
February 2011	54	0	0	11	31	130	0	129	355
February 2010	36	0	0	6	0	452	0	0	494
North Vancouver									
February 2011	89	6	66	0	23	462	1	52	699
February 2010	73	16	12	3	144	268	0	0	516
Richmond									
February 2011	317	10	292	1	277	630	8	231	1,766
February 2010	189	4	210	7	191	968	0	2	1,571
Surrey									
February 2011	939	8	2	6	756	1,422	2	49	3,184
February 2010	1,194	10	48	4	858	1,952	0	163	4,229
Tri-Cities									
February 2011	75	32	153	0	250	1,042	0	0	1,552
February 2010	146	14	154	0	169	181	0	50	714
University Endowment Lands									
February 2011	5	0	0	0	7	168	0	72	252
February 2010	9	0	0	0	4	137	0	134	284
Vancouver City									
February 2011	655	72	445	1	204	3,843	170	491	5,881
February 2010	494	86	295	0	151	3,269	12	420	4,727
West Vancouver									
February 2011	162	14	0	0	0	0	0	0	176
February 2010	131	12	0	0	0	8	0	0	151
White Rock									
February 2011	13	0	34	0	9	9	0	0	65
February 2010	18	0	34	0	0	44	0	0	96
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Vancouver CMA									
February 2011	2,958	206	1,120	19	2,133	9,273	190	1,099	16,998
February 2010	2,870	218	903	21	1,938	8,561	18	776	15,305

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETIONS									
Burnaby									
February 2011	15	4	0	0	0	0	0	0	19
February 2010	13	2	0	0	15	0	0	0	30
Delta									
February 2011	7	0	0	0	0	0	0	0	7
February 2010	5	0	0	0	0	0	0	0	5
Langley									
February 2011	12	0	17	0	6	0	0	0	35
February 2010	12	2	8	0	19	0	0	0	41
Maple Ridge / Pitt Meadows									
February 2011	12	0	0	0	0	0	0	0	12
February 2010	21	0	0	0	0	0	0	0	21
New Westminster									
February 2011	5	2	0	4	0	0	0	0	11
February 2010	13	0	0	0	0	0	0	0	13
North Vancouver									
February 2011	1	0	6	0	4	0	0	0	11
February 2010	3	0	0	0	0	132	0	0	135
Richmond									
February 2011	12	0	0	0	9	0	0	0	21
February 2010	10	0	24	0	45	0	0	0	79
Surrey									
February 2011	113	2	0	0	53	45	0	5	218
February 2010	124	0	4	2	51	91	0	20	292
Tri-Cities									
February 2011	28	0	18	0	9	0	0	0	55
February 2010	36	0	0	0	30	0	0	0	66
University Endowment Lands									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	1	0	0	0	0	0	0	0	1
Vancouver City									
February 2011	16	6	2	0	0	255	11	108	398
February 2010	21	4	8	0	24	347	0	0	404
West Vancouver									
February 2011	14	0	0	0	0	0	0	0	14
February 2010	7	0	0	0	0	0	0	0	7
White Rock									
February 2011	1	0	4	0	0	0	0	0	5
February 2010	2	0	6	0	0	0	0	0	8
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Vancouver CMA									
February 2011	242	14	47	4	81	300	11	113	812
February 2010	271	8	50	2	184	570	0	20	1,105

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETED & NOT ABSORBED									
Burnaby									
February 2011	76	38	0	0	35	138	0	0	287
February 2010	41	5	0	0	11	51	0	0	108
Delta									
February 2011	30	0	0	0	14	0	0	2	46
February 2010	15	3	0	0	0	4	0	4	26
Langley									
February 2011	27	2	50	0	51	48	0	0	178
February 2010	27	2	8	2	14	58	0	0	111
Maple Ridge / Pitt Meadows									
February 2011	75	0	0	0	32	88	0	0	195
February 2010	38	2	0	0	8	52	0	0	100
New Westminster									
February 2011	16	2	0	5	0	132	0	0	155
February 2010	9	0	0	0	0	15	0	0	24
North Vancouver									
February 2011	12	6	6	0	21	82	0	0	127
February 2010	14	0	0	0	5	35	0	0	54
Richmond									
February 2011	26	3	36	1	23	33	0	1	123
February 2010	38	1	26	1	14	15	0	2	97
Surrey									
February 2011	300	0	4	0	158	486	0	36	984
February 2010	159	0	6	0	109	434	0	17	725
Tri-Cities									
February 2011	17	8	30	0	21	66	0	28	170
February 2010	10	2	20	0	9	150	0	0	191
University Endowment Lands									
February 2011	0	0	0	0	2	44	0	113	159
February 2010	0	0	0	0	8	28	0	0	36
Vancouver City									
February 2011	118	25	12	0	67	501	7	0	730
February 2010	112	37	11	0	40	789	0	0	989
West Vancouver									
February 2011	16	0	0	0	0	6	0	0	22
February 2010	40	0	0	0	3	23	0	0	66
White Rock									
February 2011	3	0	14	0	0	24	0	0	41
February 2010	4	0	10	0	2	17	0	0	33
Indian Reserves									
February 2011	0	0	0	0	6	0	0	0	6
February 2010	0	0	0	0	0	0	0	0	0
Vancouver CMA									
February 2011	726	84	152	6	430	1,648	7	180	3,233
February 2010	515	52	81	3	223	1,671	0	23	2,568

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
ABSORBED									
Burnaby									
February 2011	8	4	0	0	0	48	0	0	60
February 2010	20	3	0	0	12	0	0	0	35
Delta									
February 2011	6	0	0	0	1	0	0	0	7
February 2010	8	0	0	0	1	1	0	0	10
Langley									
February 2011	13	0	13	1	21	2	0	0	50
February 2010	10	0	8	0	20	5	0	0	43
Maple Ridge / Pitt Meadows									
February 2011	23	0	0	0	7	15	0	0	45
February 2010	35	0	0	0	5	4	0	0	44
New Westminster									
February 2011	7	0	0	13	0	98	0	0	118
February 2010	11	0	0	0	0	1	0	0	12
North Vancouver									
February 2011	2	6	4	0	0	0	0	0	12
February 2010	1	0	0	0	3	142	0	0	146
Richmond									
February 2011	13	0	0	0	10	0	0	1	24
February 2010	9	0	18	0	46	2	0	0	75
Surrey									
February 2011	134	2	0	0	60	62	0	6	264
February 2010	127	0	6	2	67	91	0	21	314
Tri-Cities									
February 2011	30	0	20	0	8	17	0	0	75
February 2010	37	0	4	0	30	6	0	0	77
University Endowment Lands									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	2	0	0	0	2	3	0	0	7
Vancouver City									
February 2011	31	13	0	0	2	413	5	0	464
February 2010	34	9	12	0	21	143	0	0	219
West Vancouver									
February 2011	16	0	0	0	0	0	0	0	16
February 2010	6	0	0	0	0	1	0	0	7
White Rock									
February 2011	1	0	6	0	0	0	0	0	7
February 2010	1	0	6	0	1	0	0	0	8
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Vancouver CMA									
February 2011	288	25	43	14	109	655	5	7	1,146
February 2010	304	12	54	2	208	399	0	21	1,000

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: History of Housing Starts of Vancouver CMA
2001 - 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
2010	4,287	262	1,315	39	2,467	5,793	207	847	15,217
% Change	48.4	48.9	98.3	129.4	38.0	146.0	**	102.6	82.5
2009	2,888	176	663	17	1,788	2,355	29	418	8,339
% Change	-19.5	-52.8	-7.5	-41.4	-32.3	-79.5	52.6	-42.7	-57.4
2008	3,586	373	717	29	2,642	11,496	19	729	19,591
% Change	-13.1	0.3	93.8	-61.8	-5.6	-7.1	-85.7	51.2	-5.5
2007	4,128	372	370	76	2,799	12,376	133	482	20,736
% Change	-25.1	5.1	60.2	-11.6	-11.3	39.9	**	-1.2	10.9
2006	5,511	354	231	86	3,155	8,845	21	488	18,705
% Change	17.9	-11.1	33.5	-58.0	-12.1	-4.8	-68.2	-6.2	-1.1
2005	4,673	398	173	205	3,588	9,291	66	520	18,914
% Change	-11.8	-10.4	-41.6	-26.5	-6.2	8.8	-8.3	-22.8	-2.7
2004	5,297	444	296	279	3,826	8,542	72	674	19,430
% Change	4.5	1.8	17.0	-0.4	47.2	41.3	-10.0	-22.0	24.3
2003	5,070	436	253	280	2,599	6,044	80	864	15,626
% Change	4.7	-3.1	-8.3	135.3	31.7	44.5	45.5	-30.7	18.4
2002	4,843	450	276	119	1,974	4,182	55	1,247	13,197
% Change	42.4	-1.3	39.4	9.2	79.9	51.9	-70.4	-50.8	21.5
2001	3,400	456	198	109	1,097	2,754	186	2,535	10,862

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	% Change
Anmore	2	0	0	0	0	0	0	0	2	0	n/a
Belcarra	0	0	0	0	0	0	0	0	0	0	n/a
Bowen Island	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	3	6	2	0	0	0	0	0	5	6	-16.7
Burnaby - Lougheed Mall	1	0	0	0	0	0	0	0	1	0	n/a
Burnaby - South & East	1	6	8	0	12	0	0	0	21	6	**
Burnaby - Central Park	0	1	0	6	0	0	0	0	0	7	-100.0
Burnaby - Remainder	6	12	0	2	0	0	0	0	6	14	-57.1
Burnaby Total	11	25	10	8	12	0	0	0	33	33	0.0
Coquitlam	4	25	4	0	14	20	250	89	272	134	103.0
Delta - Tsawwassen	0	6	0	0	0	0	0	0	0	6	-100.0
Delta - Ladner	3	12	0	2	0	0	0	0	3	14	-78.6
Delta - North	0	0	0	0	0	0	0	0	0	0	n/a
Delta	3	18	0	2	0	0	0	0	3	20	-85.0
Langley City	0	0	0	0	0	0	0	0	0	0	n/a
Langley District	15	13	0	0	5	19	22	26	42	58	-27.6
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	25	23	0	0	0	0	0	0	25	23	8.7
New Westminster	7	8	2	0	3	0	30	0	42	8	**
North Vancouver City	2	0	2	4	0	0	64	0	68	4	**
North Vancouver DM	2	1	0	0	0	0	6	0	8	1	**
Pitt Meadows	0	2	0	0	0	0	71	0	71	2	**
Port Coquitlam	1	0	0	0	0	0	0	0	1	0	n/a
Port Moody	0	1	0	0	0	0	0	0	0	1	-100.0
Richmond	20	22	16	2	96	16	288	153	420	193	117.6
Surrey - South	16	45	4	2	10	21	0	2	30	70	-57.1
Surrey - Cloverdale	9	64	6	0	47	0	0	20	62	84	-26.2
Surrey - North	22	61	0	0	30	74	53	6	105	141	-25.5
Surrey - Guildford	1	0	0	0	0	0	0	0	1	0	n/a
Surrey - Whalley	7	4	0	0	0	0	91	0	98	4	**
Surrey Total	55	174	10	2	87	95	144	28	296	299	-1.0
University Endowment Lands	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - West End	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Downtown	0	0	0	0	0	0	0	430	0	430	-100.0
Vancouver - Kitsilano	0	0	0	4	0	0	0	0	0	4	-100.0
Vancouver - False Creek	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Granville/Oak	2	0	0	0	0	0	0	0	2	0	n/a
Vancouver - Kerrisdale	4	5	0	0	0	0	6	2	10	7	42.9
Vancouver - Marpole	5	2	0	0	0	0	4	2	9	4	125.0
Vancouver - Eastside	21	10	0	6	20	6	28	130	69	152	-54.6
Vancouver - Mt. Pleasant	0	0	4	2	0	0	9	0	13	2	**
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Westside	17	14	0	0	0	0	4	2	21	16	31.3
Vancouver Total	49	31	4	12	20	6	51	566	124	615	-79.8
West Vancouver	7	9	0	0	0	0	0	0	7	9	-22.2
White Rock	0	0	0	0	0	0	0	2	0	2	-100.0
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver CMA	203	352	48	30	237	156	926	864	1,414	1,402	0.9

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 2.1: Starts by Submarket and by Dwelling Type
January - February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	% Change
Anmore	2	4	0	0	0	0	0	0	2	4	-50.0
Belcarra	0	0	0	0	0	0	0	0	0	0	n/a
Bowen Island	0	1	0	0	0	0	0	2	0	3	-100.0
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	10	7	6	0	0	0	13	0	29	7	**
Burnaby - Lougheed Mall	1	0	0	0	0	0	0	0	1	0	n/a
Burnaby - South & East	1	9	8	6	12	0	0	0	21	15	40.0
Burnaby - Central Park	1	3	2	6	0	0	0	0	3	9	-66.7
Burnaby - Remainder	11	17	6	14	40	5	74	0	131	36	**
Burnaby Total	24	36	22	26	52	5	87	0	185	67	176.1
Coquitlam	11	50	8	4	54	28	256	157	329	239	37.7
Delta - Tsawwassen	1	6	0	0	0	0	0	0	1	6	-83.3
Delta - Ladner	4	12	0	2	0	0	0	0	4	14	-71.4
Delta - North	10	7	0	0	0	12	2	0	12	19	-36.8
Delta	15	25	0	2	0	12	2	0	17	39	-56.4
Langley City	2	0	0	0	0	0	0	0	2	0	n/a
Langley District	24	29	0	0	41	51	34	54	99	134	-26.1
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	32	49	0	0	28	11	0	21	60	81	-25.9
New Westminster	14	12	2	0	12	0	30	0	58	12	**
North Vancouver City	5	0	2	4	0	0	118	0	125	4	**
North Vancouver DM	2	4	0	2	0	20	12	0	14	26	-46.2
Pitt Meadows	0	5	0	0	0	0	71	0	71	5	**
Port Coquitlam	2	0	0	0	0	7	10	2	12	9	33.3
Port Moody	0	3	0	0	5	0	0	0	5	3	66.7
Richmond	34	41	24	10	125	22	302	159	485	232	109.1
Surrey - South	28	84	4	2	10	21	42	6	84	113	-25.7
Surrey - Cloverdale	18	133	12	0	50	15	43	47	123	195	-36.9
Surrey - North	41	112	2	0	69	81	107	82	219	275	-20.4
Surrey - Guildford	1	1	0	0	0	0	0	0	1	1	0.0
Surrey - Whalley	11	10	0	0	0	0	91	0	102	10	**
Surrey Total	99	340	18	2	129	117	283	135	529	594	-10.9
University Endowment Lands	0	1	0	0	0	0	72	0	72	1	**
Vancouver - West End	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Downtown	0	0	0	0	0	0	302	430	302	430	-29.8
Vancouver - Kitsilano	0	2	2	4	6	0	62	0	70	6	**
Vancouver - False Creek	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Granville/Oak	2	1	0	0	0	0	0	2	2	3	-33.3
Vancouver - Kerrisdale	4	8	0	0	0	0	6	2	10	10	0.0
Vancouver - Marpole	9	7	0	0	0	0	4	2	13	9	44.4
Vancouver - Eastside	46	23	2	10	20	6	64	192	132	231	-42.9
Vancouver - Mt. Pleasant	2	0	8	2	24	0	145	0	179	2	**
Vancouver - Strath/Grand	0	0	0	0	0	0	0	128	0	128	-100.0
Vancouver - Westside	36	24	0	0	3	0	8	6	47	30	56.7
Vancouver Total	99	65	12	16	53	6	603	762	767	849	-9.7
West Vancouver	17	14	0	0	0	0	0	0	17	14	21.4
White Rock	1	1	0	0	0	0	0	2	1	3	-66.7
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver CMA	383	680	88	66	499	279	1,880	1,294	2,850	2,319	22.9

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	0	0	0	0	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	12	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	0	0	0	0	0	0	0	0
Burnaby Total	12	0	0	0	0	0	0	0
Coquitlam	14	20	0	0	250	89	0	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	0
Delta - North	0	0	0	0	0	0	0	0
Delta	0	0	0	0	0	0	0	0
Langley City	0	0	0	0	0	0	0	0
Langley District	5	19	0	0	22	26	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	0	0	0	0	0	0	0	0
New Westminster	3	0	0	0	30	0	0	0
North Vancouver City	0	0	0	0	64	0	0	0
North Vancouver DM	0	0	0	0	6	0	0	0
Pitt Meadows	0	0	0	0	0	0	71	0
Port Coquitlam	0	0	0	0	0	0	0	0
Port Moody	0	0	0	0	0	0	0	0
Richmond	96	16	0	0	144	153	144	0
Surrey - South	10	21	0	0	0	0	0	2
Surrey - Cloverdale	47	0	0	0	0	8	0	12
Surrey - North	30	74	0	0	53	0	0	6
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	0	0	0	0	91	0	0	0
Surrey Total	87	95	0	0	144	8	0	20
University Endowment Lands	0	0	0	0	0	0	0	0
Vancouver - West End	0	0	0	0	0	0	0	0
Vancouver - Downtown	0	0	0	0	0	226	0	204
Vancouver - Kitsilano	0	0	0	0	0	0	0	0
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	0	0	0	0	0	0	0	0
Vancouver - Kerrisdale	0	0	0	0	6	2	0	0
Vancouver - Marpole	0	0	0	0	4	2	0	0
Vancouver - Eastside	20	6	0	0	28	102	0	28
Vancouver - Mt. Pleasant	0	0	0	0	9	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	0	0	0	0	4	2	0	0
Vancouver Total	20	6	0	0	51	334	0	232
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	0	2	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	**237**	**156**	**0**	**0**	**711**	**612**	**215**	**252**

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
January - February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	2	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	0	0	0	13	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	12	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	40	5	0	0	74	0	0	0
Burnaby Total	52	5	0	0	87	0	0	0
Coquitlam	54	28	0	0	256	107	0	50
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	0
Delta - North	0	12	0	0	2	0	0	0
Delta	0	12	0	0	2	0	0	0
Langley City	0	0	0	0	0	0	0	0
Langley District	41	51	0	0	34	54	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	28	11	0	0	0	21	0	0
New Westminster	12	0	0	0	30	0	0	0
North Vancouver City	0	0	0	0	118	0	0	0
North Vancouver DM	0	20	0	0	12	0	0	0
Pitt Meadows	0	0	0	0	0	0	71	0
Port Coquitlam	0	7	0	0	10	2	0	0
Port Moody	5	0	0	0	0	0	0	0
Richmond	125	22	0	0	158	159	144	0
Surrey - South	10	21	0	0	42	0	0	6
Surrey - Cloverdale	50	15	0	0	43	12	0	35
Surrey - North	69	81	0	0	107	68	0	14
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	0	0	0	0	91	0	0	0
Surrey Total	129	117	0	0	283	80	0	55
University Endowment Lands	0	0	0	0	0	0	72	0
Vancouver - West End	0	0	0	0	0	0	0	0
Vancouver - Downtown	0	0	0	0	302	226	0	204
Vancouver - Kitsilano	6	0	0	0	0	0	62	0
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	0	0	0	0	0	2	0	0
Vancouver - Kerrisdale	0	0	0	0	6	2	0	0
Vancouver - Marpole	0	0	0	0	4	2	0	0
Vancouver - Eastside	20	6	0	0	52	164	12	28
Vancouver - Mt. Pleasant	24	0	0	0	145	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	128	0	0
Vancouver - Westside	3	0	0	0	8	6	0	0
Vancouver Total	53	6	0	0	529	530	74	232
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	0	2	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	499	279	0	0	1,519	957	361	337

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 2.4: Starts by Submarket and by Intended Market
February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Anmore	2	0	0	0	0	0	2	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	5	6	0	0	0	0	5	6
Burnaby - Lougheed Mall	1	0	0	0	0	0	1	0
Burnaby - South & East	5	6	16	0	0	0	21	6
Burnaby - Central Park	0	7	0	0	0	0	0	7
Burnaby - Remainder	6	14	0	0	0	0	6	14
Burnaby Total	17	33	16	0	0	0	33	33
Coquitlam	24	39	248	95	0	0	272	134
Delta - Tsawwassen	0	6	0	0	0	0	0	6
Delta - Ladner	3	14	0	0	0	0	3	14
Delta - North	0	0	0	0	0	0	0	0
Delta	3	20	0	0	0	0	3	20
Langley City	0	0	0	0	0	0	0	0
Langley District	32	39	5	19	5	0	42	58
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	25	22	0	0	0	1	25	23
New Westminster	7	8	35	0	0	0	42	8
North Vancouver City	8	4	60	0	0	0	68	4
North Vancouver DM	8	1	0	0	0	0	8	1
Pitt Meadows	0	2	0	0	71	0	71	2
Port Coquitlam	1	0	0	0	0	0	1	0
Port Moody	0	1	0	0	0	0	0	1
Richmond	32	50	241	143	147	0	420	193
Surrey - South	16	45	14	23	0	2	30	70
Surrey - Cloverdale	8	72	54	0	0	12	62	84
Surrey - North	20	61	83	74	2	6	105	141
Surrey - Guildford	1	0	0	0	0	0	1	0
Surrey - Whalley	7	4	91	0	0	0	98	4
Surrey Total	52	182	242	97	2	20	296	299
University Endowment Lands	0	0	0	0	0	0	0	0
Vancouver - West End	0	0	0	0	0	0	0	0
Vancouver - Downtown	0	0	0	226	0	204	0	430
Vancouver - Kitsilano	0	4	0	0	0	0	0	4
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	2	0	0	0	0	0	2	0
Vancouver - Kerrisdale	9	6	0	0	1	1	10	7
Vancouver - Marpole	8	3	0	0	1	1	9	4
Vancouver - Eastside	40	17	20	106	9	29	69	152
Vancouver - Mt. Pleasant	4	2	9	0	0	0	13	2
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	19	16	0	0	2	0	21	16
Vancouver Total	82	48	29	332	13	235	124	615
West Vancouver	7	9	0	0	0	0	7	9
White Rock	0	2	0	0	0	0	0	2
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	300	460	876	686	238	256	1,414	1,402

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 2.5: Starts by Submarket and by Intended Market January - February 2011								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Anmore	2	4	0	0	0	0	2	4
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	3	0	0	0	0	0	3
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	16	7	13	0	0	0	29	7
Burnaby - Lougheed Mall	1	0	0	0	0	0	1	0
Burnaby - South & East	5	15	16	0	0	0	21	15
Burnaby - Central Park	3	9	0	0	0	0	3	9
Burnaby - Remainder	17	31	114	5	0	0	131	36
Burnaby Total	42	62	143	5	0	0	185	67
Coquitlam	41	86	288	103	0	50	329	239
Delta - Tsawwassen	1	6	0	0	0	0	1	6
Delta - Ladner	4	14	0	0	0	0	4	14
Delta - North	12	7	0	12	0	0	12	19
Delta	17	27	0	12	0	0	17	39
Langley City	2	0	0	0	0	0	2	0
Langley District	53	83	41	51	5	0	99	134
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	31	48	28	32	1	1	60	81
New Westminster	14	12	44	0	0	0	58	12
North Vancouver City	10	4	114	0	1	0	125	4
North Vancouver DM	14	4	0	22	0	0	14	26
Pitt Meadows	0	5	0	0	71	0	71	5
Port Coquitlam	2	2	10	7	0	0	12	9
Port Moody	0	3	5	0	0	0	5	3
Richmond	64	74	274	158	147	0	485	232
Surrey - South	30	84	54	23	0	6	84	113
Surrey - Cloverdale	17	145	106	15	0	35	123	195
Surrey - North	39	112	178	149	2	14	219	275
Surrey - Guildford	1	1	0	0	0	0	1	1
Surrey - Whalley	11	10	91	0	0	0	102	10
Surrey Total	98	352	429	187	2	55	529	594
University Endowment Lands	0	1	0	0	72	0	72	1
Vancouver - West End	0	0	0	0	0	0	0	0
Vancouver - Downtown	0	0	302	226	0	204	302	430
Vancouver - Kitsilano	2	6	6	0	62	0	70	6
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	2	3	0	0	0	0	2	3
Vancouver - Kerrisdale	9	9	0	0	1	1	10	10
Vancouver - Marpole	11	7	0	0	2	2	13	9
Vancouver - Eastside	79	34	20	166	33	31	132	231
Vancouver - Mt. Pleasant	10	2	169	0	0	0	179	2
Vancouver - Strath/Grand	0	128	0	0	0	0	0	128
Vancouver - Westside	36	28	4	0	7	2	47	30
Vancouver Total	161	217	501	392	105	240	767	849
West Vancouver	17	14	0	0	0	0	17	14
White Rock	1	3	0	0	0	0	1	3
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	569	1,004	1,877	969	404	346	2,850	2,319

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 3: Completions by Submarket and by Dwelling Type
February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	% Change
Anmore	3	0	0	0	0	0	0	0	3	0	n/a
Belcarra	0	0	0	0	0	0	0	0	0	0	n/a
Bowen Island	3	3	0	0	0	0	0	0	3	3	0.0
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	4	3	0	0	0	15	0	0	4	18	-77.8
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - South & East	0	1	0	0	0	0	0	0	0	1	-100.0
Burnaby - Central Park	9	2	2	2	0	0	0	0	11	4	175.0
Burnaby - Remainder	2	7	2	0	0	0	0	0	4	7	-42.9
Burnaby Total	15	13	4	2	0	15	0	0	19	30	-36.7
Coquitlam	26	33	0	0	9	0	18	0	53	33	60.6
Delta - Tsawwassen	1	2	0	0	0	0	0	0	1	2	-50.0
Delta - Ladner	6	3	0	0	0	0	0	0	6	3	100.0
Delta - North	0	0	0	0	0	0	0	0	0	0	n/a
Delta	7	5	0	0	0	0	0	0	7	5	40.0
Langley City	1	0	0	0	0	0	0	0	1	0	n/a
Langley District	11	12	0	2	11	19	12	8	34	41	-17.1
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	12	21	0	0	0	0	0	0	12	21	-42.9
New Westminster	9	13	2	0	0	0	0	0	11	13	-15.4
North Vancouver City	0	0	0	0	0	0	6	132	6	132	-95.5
North Vancouver DM	1	3	0	0	4	0	0	0	5	3	66.7
Pitt Meadows	0	0	0	0	0	0	0	0	0	0	n/a
Port Coquitlam	0	3	0	0	0	30	0	0	0	33	-100.0
Port Moody	2	0	0	0	0	0	0	0	2	0	n/a
Richmond	12	10	0	2	9	43	0	24	21	79	-73.4
Surrey - South	23	28	0	6	17	16	0	2	40	52	-23.1
Surrey - Cloverdale	30	44	0	0	0	17	4	46	34	107	-68.2
Surrey - North	45	46	6	0	30	12	46	3	127	61	108.2
Surrey - Guildford	2	0	0	0	0	0	0	64	2	64	-96.9
Surrey - Whalley	13	8	2	0	0	0	0	0	15	8	87.5
Surrey Total	113	126	8	6	47	45	50	115	218	292	-25.3
University Endowment Lands	0	1	0	0	0	0	0	0	0	1	-100.0
Vancouver - West End	0	0	0	0	0	0	0	175	0	175	-100.0
Vancouver - Downtown	0	0	0	0	0	4	363	110	363	114	**
Vancouver - Kitsilano	1	0	0	0	0	0	0	62	1	62	-98.4
Vancouver - False Creek	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Granville/Oak	1	0	0	0	0	0	2	0	3	0	n/a
Vancouver - Kerrisdale	2	0	0	0	0	0	0	0	2	0	n/a
Vancouver - Marpole	3	1	0	0	0	0	0	2	3	3	0.0
Vancouver - Eastside	9	19	0	2	0	6	0	6	9	33	-72.7
Vancouver - Mt. Pleasant	0	0	2	2	0	14	0	0	2	16	-87.5
Vancouver - Strath/Grand	0	0	2	0	0	0	0	0	2	0	n/a
Vancouver - Westside	11	1	2	0	0	0	0	0	13	1	**
Vancouver Total	27	21	6	4	0	24	365	355	398	404	-1.5
West Vancouver	14	7	0	0	0	0	0	0	14	7	100.0
White Rock	1	2	0	0	0	0	4	6	5	8	-37.5
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver CMA	257	273	20	16	80	176	455	640	812	1,105	-26.5

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 3.1: Completions by Submarket and by Dwelling Type
January - February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	% Change
Anmore	3	3	0	0	0	0	0	0	3	3	0.0
Belcarra	0	1	0	0	0	0	0	0	0	1	-100.0
Bowen Island	4	4	0	0	0	0	0	0	4	4	0.0
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	13	5	2	0	8	15	0	91	23	111	-79.3
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - South & East	1	1	0	0	12	0	0	0	13	1	**
Burnaby - Central Park	11	3	2	4	0	0	0	0	13	7	85.7
Burnaby - Remainder	9	18	4	6	8	0	214	0	235	24	**
Burnaby Total	34	27	8	10	28	15	214	91	284	143	98.6
Coquitlam	36	36	12	0	9	0	102	531	159	567	-72.0
Delta - Tsawwassen	1	2	0	0	0	0	0	0	1	2	-50.0
Delta - Ladner	6	3	0	0	0	0	0	0	6	3	100.0
Delta - North	3	17	0	0	20	0	0	1	23	18	27.8
Delta	10	22	0	0	20	0	0	1	30	23	30.4
Langley City	2	0	0	0	0	0	0	0	2	0	n/a
Langley District	24	29	0	2	71	23	26	142	121	196	-38.3
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	22	50	4	10	0	6	0	0	26	66	-60.6
New Westminster	20	13	2	0	0	0	0	240	22	253	-91.3
North Vancouver City	2	1	0	6	0	20	6	287	8	314	-97.5
North Vancouver DM	5	5	0	0	4	0	0	24	9	29	-69.0
Pitt Meadows	8	3	0	0	0	0	0	0	8	3	166.7
Port Coquitlam	2	3	2	0	0	30	24	80	28	113	-75.2
Port Moody	5	0	0	0	0	0	0	0	5	0	n/a
Richmond	14	10	8	2	15	94	4	67	41	173	-76.3
Surrey - South	51	58	14	14	30	46	0	271	95	389	-75.6
Surrey - Cloverdale	72	87	0	0	8	17	15	62	95	166	-42.8
Surrey - North	106	101	14	2	51	12	47	4	218	119	83.2
Surrey - Guildford	2	0	0	0	0	0	0	64	2	64	-96.9
Surrey - Whalley	20	19	2	0	0	10	0	0	22	29	-24.1
Surrey Total	251	265	30	16	89	85	62	401	432	767	-43.7
University Endowment Lands	0	1	0	0	0	0	62	0	62	1	**
Vancouver - West End	0	0	0	0	0	0	0	319	0	319	-100.0
Vancouver - Downtown	0	0	0	0	0	4	363	110	363	114	**
Vancouver - Kitsilano	1	0	0	0	3	0	3	62	7	62	-88.7
Vancouver - False Creek	0	0	0	0	0	7	0	860	0	867	-100.0
Vancouver - Granville/Oak	1	0	0	0	0	0	2	21	3	21	-85.7
Vancouver - Kerrisdale	14	1	0	0	0	0	0	0	14	1	**
Vancouver - Marpole	8	2	0	0	0	0	2	2	10	4	150.0
Vancouver - Eastside	26	22	0	2	0	6	8	6	34	36	-5.6
Vancouver - Mt. Pleasant	0	1	2	2	0	14	0	0	2	17	-88.2
Vancouver - Strath/Grand	0	0	2	0	0	0	0	0	2	0	n/a
Vancouver - Westside	30	6	2	0	0	6	0	0	32	12	166.7
Vancouver Total	80	32	6	4	3	37	378	1,380	467	1,453	-67.9
West Vancouver	18	13	0	0	0	0	0	0	18	13	38.5
White Rock	2	2	0	0	0	0	8	14	10	16	-37.5
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver CMA	542	520	72	50	239	310	886	3,258	1,739	4,138	-58.0

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	15	0	0	0	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	0	0	0	0	0	0	0	0
Burnaby Total	0	15	0	0	0	0	0	0
Coquitlam	9	0	0	0	18	0	0	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	0
Delta - North	0	0	0	0	0	0	0	0
Delta	0	0	0	0	0	0	0	0
Langley City	0	0	0	0	0	0	0	0
Langley District	11	19	0	0	12	8	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	0	0	0	0	0	0	0	0
New Westminster	0	0	0	0	0	0	0	0
North Vancouver City	0	0	0	0	6	132	0	0
North Vancouver DM	4	0	0	0	0	0	0	0
Pitt Meadows	0	0	0	0	0	0	0	0
Port Coquitlam	0	30	0	0	0	0	0	0
Port Moody	0	0	0	0	0	0	0	0
Richmond	9	43	0	0	0	24	0	0
Surrey - South	17	16	0	0	0	0	0	2
Surrey - Cloverdale	0	17	0	0	0	31	4	15
Surrey - North	30	12	0	0	45	0	1	3
Surrey - Guildford	0	0	0	0	0	64	0	0
Surrey - Whalley	0	0	0	0	0	0	0	0
Surrey Total	47	45	0	0	45	95	5	20
University Endowment Lands	0	0	0	0	0	0	0	0
Vancouver - West End	0	0	0	0	0	175	0	0
Vancouver - Downtown	0	4	0	0	255	110	108	0
Vancouver - Kitsilano	0	0	0	0	0	62	0	0
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	0	0	0	0	2	0	0	0
Vancouver - Kerrisdale	0	0	0	0	0	0	0	0
Vancouver - Marpole	0	0	0	0	0	2	0	0
Vancouver - Eastside	0	6	0	0	0	6	0	0
Vancouver - Mt. Pleasant	0	14	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	0	0	0	0	0	0	0	0
Vancouver Total	0	24	0	0	257	355	108	0
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	4	6	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	80	176	0	0	342	620	113	20

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
January - February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	8	15	0	0	0	91	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	12	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	8	0	0	0	214	0	0	0
Burnaby Total	28	15	0	0	214	91	0	0
Coquitlam	9	0	0	0	52	531	50	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	0
Delta - North	20	0	0	0	0	0	0	1
Delta	20	0	0	0	0	0	0	1
Langley City	0	0	0	0	0	0	0	0
Langley District	71	23	0	0	26	142	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	0	6	0	0	0	0	0	0
New Westminster	0	0	0	0	0	240	0	0
North Vancouver City	0	20	0	0	6	287	0	0
North Vancouver DM	4	0	0	0	0	24	0	0
Pitt Meadows	0	0	0	0	0	0	0	0
Port Coquitlam	0	30	0	0	24	80	0	0
Port Moody	0	0	0	0	0	0	0	0
Richmond	15	94	0	0	4	67	0	0
Surrey - South	30	46	0	0	0	269	0	2
Surrey - Cloverdale	8	17	0	0	0	37	15	25
Surrey - North	51	12	0	0	45	0	2	4
Surrey - Guildford	0	0	0	0	0	64	0	0
Surrey - Whalley	0	10	0	0	0	0	0	0
Surrey Total	89	85	0	0	45	370	17	31
University Endowment Lands	0	0	0	0	62	0	0	0
Vancouver - West End	0	0	0	0	0	319	0	0
Vancouver - Downtown	0	4	0	0	255	110	108	0
Vancouver - Kitsilano	3	0	0	0	3	62	0	0
Vancouver - False Creek	0	7	0	0	0	678	0	182
Vancouver - Granville/Oak	0	0	0	0	2	21	0	0
Vancouver - Kerrisdale	0	0	0	0	0	0	0	0
Vancouver - Marpole	0	0	0	0	2	2	0	0
Vancouver - Eastside	0	6	0	0	8	6	0	0
Vancouver - Mt. Pleasant	0	14	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	0	6	0	0	0	0	0	0
Vancouver Total	3	37	0	0	270	1,198	108	182
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	8	14	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	239	310	0	0	711	3,044	175	214

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 3.4: Completions by Submarket and by Intended Market
February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Anmore	3	0	0	0	0	0	3	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	3	3	0	0	0	0	3	3
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	4	3	0	15	0	0	4	18
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	1	0	0	0	0	0	1
Burnaby - Central Park	11	4	0	0	0	0	11	4
Burnaby - Remainder	4	7	0	0	0	0	4	7
Burnaby Total	19	15	0	15	0	0	19	30
Coquitlam	44	33	9	0	0	0	53	33
Delta - Tsawwassen	1	2	0	0	0	0	1	2
Delta - Ladner	6	3	0	0	0	0	6	3
Delta - North	0	0	0	0	0	0	0	0
Delta	7	5	0	0	0	0	7	5
Langley City	1	0	0	0	0	0	1	0
Langley District	28	22	6	19	0	0	34	41
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	12	21	0	0	0	0	12	21
New Westminster	7	13	4	0	0	0	11	13
North Vancouver City	6	0	0	132	0	0	6	132
North Vancouver DM	1	3	4	0	0	0	5	3
Pitt Meadows	0	0	0	0	0	0	0	0
Port Coquitlam	0	3	0	30	0	0	0	33
Port Moody	2	0	0	0	0	0	2	0
Richmond	12	34	9	45	0	0	21	79
Surrey - South	23	26	17	24	0	2	40	52
Surrey - Cloverdale	30	48	0	44	4	15	34	107
Surrey - North	45	46	81	12	1	3	127	61
Surrey - Guildford	2	0	0	64	0	0	2	64
Surrey - Whalley	15	8	0	0	0	0	15	8
Surrey Total	115	128	98	144	5	20	218	292
University Endowment Lands	0	1	0	0	0	0	0	1
Vancouver - West End	0	0	0	175	0	0	0	175
Vancouver - Downtown	0	0	255	114	108	0	363	114
Vancouver - Kitsilano	1	0	0	62	0	0	1	62
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	2	0	0	0	1	0	3	0
Vancouver - Kerrisdale	1	0	0	0	1	0	2	0
Vancouver - Marpole	2	3	0	0	1	0	3	3
Vancouver - Eastside	4	27	0	6	5	0	9	33
Vancouver - Mt. Pleasant	2	2	0	14	0	0	2	16
Vancouver - Strath/Grand	2	0	0	0	0	0	2	0
Vancouver - Westside	10	1	0	0	3	0	13	1
Vancouver Total	24	33	255	371	119	0	398	404
West Vancouver	14	7	0	0	0	0	14	7
White Rock	5	8	0	0	0	0	5	8
Indian Reserves	0	0	0	0	0	0	0	0
Vancouver CMA	303	329	385	756	124	20	812	1,105

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Starts and Completions Survey)

Table 4: Absorbed Single-Detached Units by Price Range
February 2011

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $500,000		$500,000 - $649,999		$650,000 - $799,999		$800,000 - $999,999		$1,000,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Aldergrove													
February 2011	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Belcarra													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Bowen Island													
February 2011	0	0.0	1	100.0	0	0.0	0	0.0	0	0.0	1	--	--
February 2010	0	0.0	1	33.3	0	0.0	2	66.7	0	0.0	3	--	--
Year-to-date 2011	0	0.0	1	50.0	0	0.0	0	0.0	1	50.0	2	--	--
Year-to-date 2010	0	0.0	1	25.0	1	25.0	2	50.0	0	0.0	4	--	--
Burnaby													
February 2011	0	0.0	0	0.0	3	37.5	2	25.0	3	37.5	8	--	--
February 2010	0	0.0	0	0.0	7	35.0	7	35.0	6	30.0	20	869,500	945,910
Year-to-date 2011	0	0.0	0	0.0	6	26.1	8	34.8	9	39.1	23	928,000	1,045,761
Year-to-date 2010	0	0.0	0	0.0	10	27.0	17	45.9	10	27.0	37	889,000	956,724
Coquitlam													
February 2011	0	0.0	1	3.6	23	82.1	2	7.1	2	7.1	28	730,909	759,114
February 2010	0	0.0	11	32.4	21	61.8	2	5.9	0	0.0	34	659,900	680,600
Year-to-date 2011	0	0.0	1	2.6	25	64.1	2	5.1	11	28.2	39	760,662	841,715
Year-to-date 2010	0	0.0	11	28.9	22	57.9	2	5.3	3	7.9	38	659,900	711,139
Delta													
February 2011	0	0.0	0	0.0	3	50.0	2	33.3	1	16.7	6	--	--
February 2010	0	0.0	1	12.5	2	25.0	3	37.5	2	25.0	8	--	--
Year-to-date 2011	1	10.0	0	0.0	3	30.0	5	50.0	1	10.0	10	800,000	787,690
Year-to-date 2010	1	4.2	8	33.3	4	16.7	9	37.5	2	8.3	24	712,500	773,983
Langley City													
February 2011	0	0.0	1	100.0	0	0.0	0	0.0	0	0.0	1	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	0.0	2	100.0	0	0.0	0	0.0	0	0.0	2	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Langley District													
February 2011	1	7.7	7	53.8	4	30.8	1	7.7	0	0.0	13	599,000	656,809
February 2010	0	0.0	5	50.0	3	30.0	1	10.0	1	10.0	10	634,000	695,875
Year-to-date 2011	2	8.0	13	52.0	7	28.0	1	4.0	2	8.0	25	619,000	745,248
Year-to-date 2010	0	0.0	13	48.1	7	25.9	3	11.1	4	14.8	27	669,000	733,209

Source: CMHC (Market Absorption Survey)

Table 4: Absorbed Single-Detached Units by Price Range
February 2011

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $500,000		$500,000 - $649,999		$650,000 - $799,999		$800,000 - $999,999		$1,000,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Lion's Bay													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Maple Ridge													
February 2011	1	5.0	14	70.0	5	25.0	0	0.0	0	0.0	20	559,800	596,805
February 2010	8	25.0	24	75.0	0	0.0	0	0.0	0	0.0	32	559,900	544,519
Year-to-date 2011	1	4.2	18	75.0	5	20.8	0	0.0	0	0.0	24	559,450	590,746
Year-to-date 2010	16	23.9	47	70.1	4	6.0	0	0.0	0	0.0	67	560,900	561,251
New Westminster													
February 2011	6	30.0	13	65.0	1	5.0	0	0.0	0	0.0	20	515,900	513,198
February 2010	0	0.0	11	100.0	0	0.0	0	0.0	0	0.0	11	589,000	593,136
Year-to-date 2011	6	26.1	14	60.9	2	8.7	1	4.3	0	0.0	23	518,127	536,689
Year-to-date 2010	0	0.0	11	100.0	0	0.0	0	0.0	0	0.0	11	589,000	593,136
North Vancouver City													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
North Vancouver DM													
February 2011	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
February 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	1	14.3	6	85.7	7	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	4	100.0	4	--	--
Pitt Meadows													
February 2011	0	0.0	3	100.0	0	0.0	0	0.0	0	0.0	3	--	--
February 2010	0	0.0	3	100.0	0	0.0	0	0.0	0	0.0	3	--	--
Year-to-date 2011	0	0.0	8	100.0	0	0.0	0	0.0	0	0.0	8	--	--
Year-to-date 2010	0	0.0	3	75.0	1	25.0	0	0.0	0	0.0	4	--	--
Port Coquitlam													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	0.0	2	66.7	0	0.0	1	33.3	0	0.0	3	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Year-to-date 2010	0	0.0	2	66.7	0	0.0	1	33.3	0	0.0	3	--	--
Port Moody													
February 2011	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	1	25.0	3	75.0	4	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Richmond													
February 2011	0	0.0	0	0.0	0	0.0	1	7.7	12	92.3	13	1,600,000	1,627,970
February 2010	0	0.0	0	0.0	2	22.2	1	11.1	6	66.7	9	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	1	6.7	14	93.3	15	1,600,000	1,656,833
Year-to-date 2010	0	0.0	0	0.0	2	20.0	1	10.0	7	70.0	10	1,000,000	1,075,900

Source: CMHC (Market Absorption Survey)

Table 4: Absorbed Single-Detached Units by Price Range
February 2011

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $500,000		$500,000 - $649,999		$650,000 - $799,999		$800,000 - $999,999		$1,000,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Surrey													
February 2011	11	8.2	66	49.3	37	27.6	16	11.9	4	3.0	134	634,419	684,066
February 2010	9	7.0	81	62.8	24	18.6	10	7.8	5	3.9	129	575,000	638,354
Year-to-date 2011	22	8.0	133	48.4	69	25.1	37	13.5	14	5.1	275	629,000	689,176
Year-to-date 2010	15	5.7	162	61.1	58	21.9	21	7.9	9	3.4	265	599,000	643,795
University Endowment Lands													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Vancouver City													
February 2011	0	0.0	0	0.0	2	6.5	3	9.7	26	83.9	31	2,698,000	2,506,335
February 2010	0	0.0	0	0.0	4	11.8	16	47.1	14	41.2	34	881,500	1,498,794
Year-to-date 2011	0	0.0	0	0.0	2	3.4	8	13.6	49	83.1	59	2,698,000	2,530,481
Year-to-date 2010	0	0.0	0	0.0	5	10.4	17	35.4	26	54.2	48	1,000,000	1,771,935
West Vancouver													
February 2011	0	0.0	0	0.0	0	0.0	0	0.0	16	100.0	16	3,009,500	3,180,438
February 2010	0	0.0	0	0.0	0	0.0	0	0.0	4	100.0	4	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	0	0.0	20	100.0	20	2,888,500	3,149,750
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	7	100.0	7	--	--
White Rock													
February 2011	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
February 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Year-to-date 2011	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Indian Reserves													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Vancouver CMA													
February 2011	19	6.3	106	35.1	78	25.8	27	8.9	72	23.8	302	703,760	1,064,640
February 2010	17	5.6	139	45.7	63	20.7	43	14.1	42	13.8	304	645,000	824,462
Year-to-date 2011	32	5.9	190	34.9	119	21.8	66	12.1	138	25.3	545	719,000	1,047,882
Year-to-date 2010	32	5.7	258	46.3	114	20.5	73	13.1	80	14.4	557	640,000	828,226

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Market Absorption Survey)

Table 4.1: Average Price ($) of Absorbed Single-detached Units February 2011						
Submarket	Feb 2011	Feb 2010	% Change	YTD 2011	YTD 2010	% Change
Anmore	--	--	n/a	--	--	n/a
Belcarra	--	--	n/a	--	--	n/a
Bowen Island	--	--	n/a	--	--	n/a
Burnaby Total	--	945,910	n/a	1,045,761	956,724	9.3
Coquitlam	759,114	680,600	11.5	841,715	711,139	18.4
Delta	--	--	n/a	787,690	773,983	1.8
Langley City	--	--	n/a	--	--	n/a
Langley District	656,809	695,875	-5.6	745,248	733,209	1.6
Lion's Bay	--	--	n/a	--	--	n/a
Maple Ridge	596,805	544,519	9.6	590,746	561,251	5.3
New Westminster	513,198	593,136	-13.5	536,689	593,136	-9.5
North Vancouver City	--	--	n/a	--	--	n/a
North Vancouver DM	--	--	n/a	--	--	n/a
Pitt Meadows	--	--	n/a	--	--	n/a
Port Coquitlam	--	--	n/a	--	--	n/a
Port Moody	--	--	n/a	--	--	n/a
Richmond	1,627,970	--	n/a	1,656,833	1,075,900	54.0
Surrey Total	684,066	638,354	7.2	689,176	643,795	7.0
University Endowment Lands	--	--	n/a	--	--	n/a
Vancouver City	2,506,335	1,498,794	67.2	2,530,481	1,771,935	42.8
West Vancouver	3,180,438	--	n/a	3,149,750	--	n/a
White Rock	--	--	n/a	--	--	n/a
Indian Reserves	--	--	n/a	--	--	n/a
Vancouver CMA	1,064,640	824,462	29.1	1,047,882	828,226	26.5

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Market Absorption Survey)

Table 5: MLS® Residential Activity for Vancouver
February 2011

		Single Detached				Attached				Apartment			
		Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)
2010	January	709	4,134	17%	950,785	327	1,462	22%	552,971	891	4,621	19%	420,566
	February	984	4,694	21%	963,191	417	1,582	26%	550,873	1,074	5,070	21%	432,964
	March	1344	5,501	24%	1,002,020	549	1,919	29%	489,199	1,253	6,161	20%	432,754
	April	1372	6,587	21%	1,003,884	616	2,301	27%	551,385	1,526	7,013	22%	427,847
	May	1243	7,359	17%	955,348	528	2,602	20%	543,290	1,326	7,541	18%	444,055
	June	1141	7,529	15%	970,542	575	2,583	22%	569,037	1,258	7,452	17%	428,924
	July	911	7,075	13%	941,275	368	2,443	15%	529,253	979	6,913	14%	443,100
	August	898	6,572	14%	999,407	374	2,356	16%	551,035	936	6,493	14%	430,598
	September	870	6,489	13%	1,016,324	384	2,381	16%	534,085	972	6,531	15%	430,712
	October	979	5,829	17%	1,058,578	377	2,184	17%	519,187	988	6,062	16%	441,696
	November	1054	5,019	21%	1,043,161	407	1,946	21%	539,429	1,054	5,419	19%	416,702
	December	772	3,912	20%	1,046,348	319	1,559	20%	526,556	812	4,397	18%	439,648
2011	January	793	4,138	19%	1,144,537	313	1,687	19%	552,550	713	4,613	15%	441,491
	February	1,406	4,769	29%	1,173,395	489	1,931	25%	573,534	1,206	5,225	23%	444,862
	March												
	April												
	May												
	June												
	July												
	August												
	September												
	October												
	November												
	December												
	YTD 2010	1,693	4,414	19%	957,996	744	1,522	24%	551,795	1,965	4,846	20%	427,342
	YTD 2011	2,199	4,454	24%	1,162,988	802	1,809	22%	565,344	1,919	4,919	19%	443,610

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Note: Based on boundaries of the REBGV, does not include Langley, North Delta., Surrey, White Rock

Source: Real Estate Board of Greater Vancouver (REBGV)

Table 6: Economic Indicators
February 2011

		Interest Rates			NHPI, Total, Vancouver CMA 2007=100	CPI, 2002 =100	Vancouver Labour Market			
		P & I Per $100,000	Mortage Rates (%)				Employment SA (,000)	Unemployment Rate (%) SA	Participation Rate (%) SA	Average Weekly Earnings ($)
			1 Yr. Term	5 Yr. Term						
2010	January	610	3.60	5.49	98.2	113.1	1,208	7.9	66.5	823
	February	604	3.60	5.39	98.7	113.9	1,209	7.8	66.4	826
	March	631	3.60	5.85	99.3	113.6	1,205	7.8	66.1	826
	April	655	3.80	6.25	99.7	114.2	1,206	7.6	65.9	828
	May	639	3.70	5.99	99.9	114.6	1,207	7.6	65.9	838
	June	633	3.60	5.89	99.8	114.5	1,212	7.6	66.0	842
	July	627	3.50	5.79	99.0	115.7	1,219	7.5	66.2	846
	August	604	3.30	5.39	99.0	115.7	1,226	7.4	66.4	848
	September	604	3.30	5.39	98.6	115.6	1,232	7.3	66.5	850
	October	598	3.20	5.29	98.7	116.1	1,235	7.3	66.6	852
	November	607	3.35	5.44	98.5	116.0	1,232	7.2	66.3	844
	December	592	3.35	5.19	98.4	115.5	1,231	7.3	66.2	837
2011	January	592	3.35	5.19	98.4	115.8	1,227	7.4	65.9	831
	February	607	3.50	5.44		116.0	1,226	8.1	66.3	830
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of CMA
2	Starts by Submarket and by Dwelling Type – Current Month or Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Month or Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
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3.4	Completions by Submarket and by Intended Market – Current Month or Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date
4.1	Average Price ($) of Absorbed Single-Detached Units

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
–	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Abbotsford CMA
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
February 2011	11	0	2	1	11	0	0	0	25
February 2010	23	0	6	1	7	0	0	0	37
% Change	-52.2	n/a	-66.7	0.0	57.1	n/a	n/a	n/a	-32.4
Year-to-date 2011	26	0	6	1	27	0	0	0	60
Year-to-date 2010	45	0	10	1	7	0	0	0	63
% Change	-42.2	n/a	-40.0	0.0	**	n/a	n/a	n/a	-4.8
UNDER CONSTRUCTION									
February 2011	134	2	64	2	103	0	4	0	309
February 2010	174	0	60	10	45	157	1	0	447
% Change	-23.0	n/a	6.7	-80.0	128.9	-100.0	**	n/a	-30.9
COMPLETIONS									
February 2011	34	0	0	0	8	0	0	0	42
February 2010	17	0	10	8	0	63	0	0	98
% Change	100.0	n/a	-100.0	-100.0	n/a	-100.0	n/a	n/a	-57.1
Year-to-date 2011	64	0	10	1	12	0	0	0	87
Year-to-date 2010	37	0	16	8	6	136	0	0	203
% Change	73.0	n/a	-37.5	-87.5	100.0	-100.0	n/a	n/a	-57.1
COMPLETED & NOT ABSORBED									
February 2011	103	0	6	2	11	78	0	0	200
February 2010	84	0	8	9	35	76	0	0	212
% Change	22.6	n/a	-25.0	-77.8	-68.6	2.6	n/a	n/a	-5.7
ABSORBED									
February 2011	26	0	0	1	9	0	0	0	36
February 2010	13	0	9	1	1	64	0	0	88
% Change	100.0	n/a	-100.0	0.0	**	-100.0	n/a	n/a	-59.1
Year-to-date 2011	47	0	9	1	16	0	0	0	73
Year-to-date 2010	35	0	11	1	7	134	0	0	188
% Change	34.3	n/a	-18.2	0.0	128.6	-100.0	n/a	n/a	-61.2

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Abbotsford City									
February 2011	7	0	2	1	11	0	0	0	21
February 2010	13	0	6	1	7	0	0	0	27
Mission DM									
February 2011	4	0	0	0	0	0	0	0	4
February 2010	10	0	0	0	0	0	0	0	10
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Abbotsford CMA									
February 2011	11	0	2	1	11	0	0	0	25
February 2010	23	0	6	1	7	0	0	0	37
UNDER CONSTRUCTION									
Abbotsford City									
February 2011	90	0	64	2	103	0	4	0	263
February 2010	114	0	60	10	45	157	1	0	387
Mission DM									
February 2011	44	2	0	0	0	0	0	0	46
February 2010	60	0	0	0	0	0	0	0	60
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Abbotsford CMA									
February 2011	134	2	64	2	103	0	4	0	309
February 2010	174	0	60	10	45	157	1	0	447
COMPLETIONS									
Abbotsford City									
February 2011	24	0	0	0	8	0	0	0	32
February 2010	12	0	10	8	0	63	0	0	93
Mission DM									
February 2011	10	0	0	0	0	0	0	0	10
February 2010	5	0	0	0	0	0	0	0	5
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Abbotsford CMA									
February 2011	34	0	0	0	8	0	0	0	42
February 2010	17	0	10	8	0	63	0	0	98

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
February 2011

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETED & NOT ABSORBED									
Abbotsford City									
February 2011	79	0	6	2	8	74	0	0	169
February 2010	62	0	8	9	19	64	0	0	162
Mission DM									
February 2011	24	0	0	0	3	4	0	0	31
February 2010	22	0	0	0	16	12	0	0	50
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Abbotsford CMA									
February 2011	103	0	6	2	11	78	0	0	200
February 2010	84	0	8	9	35	76	0	0	212
ABSORBED									
Abbotsford City									
February 2011	21	0	0	1	8	0	0	0	30
February 2010	4	0	9	1	0	64	0	0	78
Mission DM									
February 2011	5	0	0	0	1	0	0	0	6
February 2010	9	0	0	0	1	0	0	0	10
Indian Reserves									
February 2011	0	0	0	0	0	0	0	0	0
February 2010	0	0	0	0	0	0	0	0	0
Abbotsford CMA									
February 2011	26	0	0	1	9	0	0	0	36
February 2010	13	0	9	1	1	64	0	0	88

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2A: History of Housing Starts of Abbotsford CMA 2001 - 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
2010	347	2	84	3	75	0	5	0	516
% Change	68.4	n/a	10.5	0.0	**	-100.0	**	n/a	41.4
2009	206	0	76	3	23	56	1	0	365
% Change	-37.8	-100.0	-9.5	-88.9	-84.4	-91.9	n/a	n/a	-71.6
2008	331	2	84	27	147	694	0	0	1,285
% Change	-33.0	n/a	-64.1	-18.2	32.4	**	n/a	n/a	18.1
2007	494	0	234	33	111	216	0	0	1,088
% Change	26.3	-100.0	77.3	-8.3	16.8	-60.7	n/a	n/a	-9.9
2006	391	4	132	36	95	549	0	0	1,207
% Change	-12.1	100.0	-42.1	176.9	61.0	200.0	n/a	-100.0	19.3
2005	445	2	228	13	59	183	0	82	1,012
% Change	-25.0	0.0	4.6	-7.1	-13.2	**	n/a	-37.9	-6.6
2004	593	2	218	14	68	56	0	132	1,083
% Change	-6.0	-80.0	-20.7	**	-11.7	n/a	n/a	120.0	2.6
2003	631	10	275	3	77	0	0	60	1,056
% Change	14.3	**	78.6	-50.0	18.5	-100.0	n/a	-73.8	1.7
2002	552	2	154	6	65	28	0	229	1,038
% Change	34.6	0.0	n/a	200.0	**	n/a	n/a	n/a	148.3
2001	410	2	0	2	4	0	0	0	418

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	% Change
Abbotsford City	8	14	0	0	11	7	2	6	21	27	-22.2
Mission DM	4	10	0	0	0	0	0	0	4	10	-60.0
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Abbotsford CMA	12	24	0	0	11	7	2	6	25	37	-32.4

Table 2.1: Starts by Submarket and by Dwelling Type
January - February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	% Change
Abbotsford City	14	27	0	0	27	7	6	10	47	44	6.8
Mission DM	13	19	0	0	0	0	0	0	13	19	-31.6
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Abbotsford CMA	27	46	0	0	27	7	6	10	60	63	-4.8

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Abbotsford City	11	7	0	0	2	6	0	0
Mission DM	0	0	0	0	0	0	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford DM	11	7	0	0	2	6	0	0

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
January - February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Abbotsford City	27	7	0	0	6	10	0	0
Mission DM	0	0	0	0	0	0	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford CMA	27	7	0	0	6	10	0	0

Table 2.4: Starts by Submarket and by Intended Market
February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Abbotsford City	9	19	12	8	0	0	21	27
Mission DM	4	10	0	0	0	0	4	10
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford CMA	13	29	12	8	0	0	25	37

Table 2.5: Starts by Submarket and by Intended Market
January - February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Abbotsford City	19	36	28	8	0	0	47	44
Mission DM	13	19	0	0	0	0	13	19
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford CMA	32	55	28	8	0	0	60	63

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 3: Completions by Submarket and by Dwelling Type
February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	% Change
Abbotsford City	24	20	2	0	6	0	0	73	32	93	-65.6
Mission DM	10	5	0	0	0	0	0	0	10	5	100.0
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Abbotsford CMA	34	25	2	0	6	0	0	73	42	98	-57.1

Table 3.1: Completions by Submarket and by Dwelling Type
January - February 2011

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	% Change
Abbotsford City	48	22	6	0	6	6	10	152	70	180	-61.1
Mission DM	17	23	0	0	0	0	0	0	17	23	-26.1
Indian Reserves	0	0	0	0	0	0	0	0	0	0	n/a
Abbotsford CMA	65	45	6	0	6	6	10	152	87	203	-57.1

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Abbotsford City	6	0	0	0	0	73	0	0
Mission DM	0	0	0	0	0	0	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford DM	6	0	0	0	0	73	0	0

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
January - February 2011

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Abbotsford City	6	6	0	0	10	152	0	0
Mission DM	0	0	0	0	0	0	0	0
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford CMA	6	6	0	0	10	152	0	0

Table 3.4: Completions by Submarket and by Intended Market
February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010	Feb 2011	Feb 2010
Abbotsford City	24	22	8	71	0	0	32	93
Mission DM	10	5	0	0	0	0	10	5
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsford CMA	34	27	8	71	0	0	42	98

Table 3.5: Completions by Submarket and by Intended Market
January - February 2011

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010	YTD 2011	YTD 2010
Abbotsford City	57	30	13	150	0	0	70	180
Mission DM	17	23	0	0	0	0	17	23
Indian Reserves	0	0	0	0	0	0	0	0
Abbotsord CMA	74	53	13	150	0	0	87	203

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey)

Table 4: Absorbed Single-Detached Units by Price Range
February 2011

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $450,000		$450,000 - $549,999		$550,000 - $649,999		$650,000 - $749,999		$750,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Abbotsford City													
February 2011	1	4.5	11	50.0	5	22.7	1	4.5	4	18.2	22	549,900	604,664
February 2010	0	0.0	1	20.0	0	0.0	1	20.0	0	0.0	5	--	--
Year-to-date 2011	3	7.9	15	39.5	4	10.5	4	10.5	4	10.5	38	566,950	591,695
Year-to-date 2010	0	0.0	3	30.0	1	10.0	2	20.0	1	10.0	10	564,000	600,180
[illegible] DM													
February 2011	1	20.0	1	20.0	0	0.0	2	40.0	0	0.0	5	--	--
February 2010	4	44.4	5	55.6	0	0.0	0	0.0	0	0.0	9	--	--
Year-to-date 2011	1	10.0	6	60.0	0	0.0	2	20.0	0	0.0	10	539,450	531,670
Year-to-date 2010	14	53.8	12	46.2	0	0.0	0	0.0	0	0.0	26	449,700	448,585
Indian Reserves													
February 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
February 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2011	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Abbotsford CMA													
February 2011	2	7.4	12	44.4	4	14.8	3	11.1	4	14.8	27	549,900	594,500
February 2010	4	28.6	6	42.9	0	0.0	1	7.1	0	0.0	14	479,450	497,986
Year-to-date 2011	4	8.3	21	43.8	4	8.3	6	12.5	4	8.3	48	549,900	579,190
Year-to-date 2010	14	38.9	15	41.7	1	2.8	2	5.6	1	2.8	36	462,900	490,694

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas

Source: CMHC (Starts and Completions Survey)

Table 4.1: Average Price ($) of Absorbed Single-detached Units
February 2011

Submarket	Feb 2011	Feb 2010	% Change	YTD 2011	YTD 2010	% Change
Abbotsford City	604,664	--	n/a	591,695	600,180	-1.4
Mission DM	--	--	n/a	531,670	448,585	18.5
Indian Reserves	--	--	n/a	--	--	n/a
Abbotsford CMA	594,500	497,986	19.4	579,190	490,694	18.0

Effective January 2011, data includes market housing on First Nations reserve lands in urban areas
Source: CMHC (Market Absorption Survey)

Table 5: MLS® Residential Activity for Fraser Valley
February 2011

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2010	January	905	150.7	1,526	2,572	2,795	54.6	433,971	8.3	452,208
	February	1,119	74.0	1,275	2,573	2,645	48.2	436,157	11.2	445,202
	March	1,458	56.4	1,306	3,073	2,449	53.3	455,947	16.1	461,389
	April	1,677	37.5	1,310	3,453	2,861	45.8	454,557	11.1	453,049
	May	1,403	-0.8	1,128	3,137	2,559	44.1	457,651	9.1	453,948
	June	1,681	-10.4	1,208	2,835	2,386	50.6	469,792	10.6	458,654
	July	1,035	-47.8	872	2,033	1,857	47.0	459,361	8.0	455,119
	August	946	-43.3	901	1,901	2,039	44.2	424,303	-2.4	415,574
	September	967	-35.0	1,017	2,173	2,140	47.5	444,997	1.9	446,633
	October	941	-40.6	1,058	1,898	2,069	51.1	456,169	2.4	451,133
	November	1,021	-27.5	1,165	1,546	2,095	55.6	455,017	5.4	467,310
	December	824	-23.8	1,211	952	2,250	53.8	444,258	-0.5	445,577
2011	January	773	-14.6	1,292	2,362	2,544	50.8	441,544	1.7	469,746
	February	1,201	7.3	1,347	2,749	2,741	49.1	483,509	10.9	493,358
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q4 2009	4,073	147.4		5,491			441,049	7.5	
	Q4 2010	2,786	-31.6		4,396			452,224	2.5	
	YTD 2010	2,024	101.6		5,145			435,179	10.1	
	YTD 2011	1,974	-2.5		5,111			467,076	7.3	

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All figures contained in this publication are smoothed data, except for sales and active listings
Raw data: data observed for the current quarter
Smoothed data: average for the last four quarters, to reduce strong variations from one quarter to another and give a clearer trend
* Single-family homes: detached, semi-detached and row homes
** At the end of the quarter
***: observed change greater than 100%
n/a: data not available when fewer than 8 sales are recorded during the quarter
Note: Fraser Valley Real Estate Board includes North Delta, Surrey, Langley, White Rock

Source: CREA

Table 6: Economic Indicators
February 2011

		Interest Rates			NHPI, Total, 2007=100 (B.C.)	CPI, 2002 =100 (B.C.)	Abbotsford Labour Market			
		P & I Per $100,000	Mortage Rates (%)				Employment SA (,000)	Unemployment Rate (%) SA	Participation Rate (%) SA	Average Weekly Earnings ($)
			1 Yr. Term	5 Yr. Term						
2010	January	610	3.60	5.49	97.3	112.2	91	7.2	69.8	798
	February	604	3.60	5.39	97.7	113.2	91	6.5	69.4	799
	March	631	3.60	5.85	98.2	112.6	91	6.2	69.0	791
	April	655	3.80	6.25	98.6	113.2	91	6.8	69.5	778
	May	639	3.70	5.99	98.8	113.6	91	7.9	70.1	773
	June	633	3.60	5.89	98.7	113.4	91	8.4	70.2	759
	July	627	3.50	5.79	97.9	114.6	91	8.1	69.5	752
	August	604	3.30	5.39	97.9	114.5	90	7.9	68.7	757
	September	604	3.30	5.39	97.6	114.5	89	7.7	68.1	770
	October	598	3.20	5.29	97.6	114.8	89	9.0	68.5	780
	November	607	3.35	5.44	97.4	114.9	88	9.6	68.2	780
	December	592	3.35	5.19	97.3	114.6	86	10.1	67.1	785
2011	January	592	3.35	5.19	97.3	114.8	86	9.7	66.4	790
	February	607	3.50	5.44		115.2	85	10.1	65.8	806
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2006 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modelled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPES:

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

INTENDED MARKET:

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

Freehold: A residence where the owner owns the dwelling and lot outright.

Condominium (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS:

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions.

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